

FILLED  
GREENVILLE CO. S. C.

MAY 31 3 48 PM '79

DONNIE S. TANKERSLEY  
R.M.C.

# MORTGAGE

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THIS MORTGAGE is made this 31st day of May 1979, between the Mortgagor, Kenneth W. Dempsey and Deborah R. Dempsey, (herein "Borrower"), and the Mortgagee, UNITED FEDERAL SAVINGS AND LOAN ASSOCIATION OF FOUNTAIN INN, a corporation organized and existing under the laws of the United States of America, whose address is 201 Trade Street, Fountain Inn, S. C. 29644 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty One Thousand Eight Hundred and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated May 31, 1979 (herein "Note"), providing for monthly installments of principal and interest with the balance of the indebtedness, if not sooner paid, due and payable on June 1, 2009, Drive, S. 61-45 E. 23 feet to the beginning corner.

This is the same property conveyed to the mortgagors herein by deed of Artistic Builders, Inc., dated May 31, 1979 and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1103, Page 728.

*Witness*  
*Donnie S. Tankersley*  
*Donna Smith & Barbara P. A.*  
BY *Richard P. Smith*  
WITNESS *Judy S. Tankersley*

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY STAMP  
TAX  
12.72

FILED  
GREENVILLE CO. S. C.  
MAY 31 4 15 PM '79  
DONNIE S. TANKERSLEY  
R.M.C.

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which has the address of 115 Ashdown Drive Simpsonville  
(Street) (City)  
... South Carolina (herein "Property Address");  
(State and Zip Code)

TO HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water, water rights, and water stock, and all fixtures now or hereafter attached to the property, all of which, including replacements and additions thereto, shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are herein referred to as the "Property".

Borrower covenants that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, that the Property is unencumbered, and that Borrower will warrant and defend generally the title to the Property against all claims and demands, subject to any declarations, easements or restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

