

FILED
GREENVILLE CO. S. C.
MAY 8 4 20 PM '79
BONNIE S. TANKERSLEY
R.M.C.

MORTGAGE

17010 BOOK 74 PAGE 1085
1495 PAGE 733
MAY 8 1979
Kathy J. Miller
D. J. Miller

THIS MORTGAGE is made this 8th day of May 1979, between the Mortgagor, David Balentine & Son, Inc. (herein "Borrower"), and the Mortgagee, FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of SOUTH CAROLINA, whose address is 101 EAST WASHINGTON STREET, GREENVILLE, SOUTH CAROLINA (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Forty-Two Thousand and No/100 (\$42,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated 8 May 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 1 October 2009.

To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein contained, and (b) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 21 hereof (herein "Future Advances"), Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of Greenville, State of South Carolina:

All that certain piece, parcel, or lot of land in the County of Greenville, State of South Carolina, on the northerly side of Lipizzan Way, being shown and designated as Lot No. 78, on plat of Heritage Lakes Subdivision, recorded in the RMC Office Greenville County, S. C., in Plat Book "6 H", at Page 16, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the northerly side of Lipizzan Way, joint front corner of Lots Nos. 78 and 79, and running thence with the joint lines of said lots, N. 15-28-07 E. 159.82 feet to an iron pin; thence N. 84-33-19 E. 95.0 feet to an iron pin; thence with the joint lines of Lots Nos. 77 and 78, S. 4-15-32 E. 178.30 feet to an iron pin on the northerly side of Lipizzan Way; thence with the northerly side of Lipizzan Way on a curve, the chord of which is N. 84-23-43 W. 151.16 feet to an iron pin, the point of BEGINNING.

The within is a portion of that certain property heretofore conveyed to the mortgagor by deed of David W. Balentine, dated 8 May 1979, to be recorded herewith.

MORTGAGEE'S MAILING ADDRESS: P. O. Box 1268, Greenville, South Carolina 29602.

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