

GR: FILED
EC: 10:35 PM '81
ASLEY

BOOK 78 PAGE 18
BOOK 1559 PAGE 658

MORTGAGE

THIS MORTGAGE is made this Sixteenth day of October 1981, between the Mortgagor, Luis E. Moreno (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 Fifty-Six thousand and no/100ths (\$56,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated October 16, 1981 (herein "Note"), providing for monthly installments of principal and interest, and the same is secured by a deed of trust, recorded in the public records of the State of South Carolina, Book 1559, Page 658, which deed of trust provides for a drive 85-01 W 45.0 feet to an iron pin on the northern side of McSwain Drive; thence with said drive S 85-01 W 45.0 feet to an iron pin; thence continuing with said drive S 62-10 W 20.81 feet to an iron pin, the point of BEGINNING.

This being the same as that conveyed to by Wade Hampton Water and Sewer District to Luis F. Moreno dated and recorded concurrently herewith.

FILED AND SACRIFICED TO FULL PAYMENT OF THE DEBT BY Richard C. Jones President Vice President James J. Jones Secretary Treasurer William H. Jones Formerly United Federal Savings and Loan Association
FILED
SEP 10 1982
L. E. S. Tinkler
ESC

6579

DOCUMENTARY STAMP

SC10 3 DE 14 81 031

which has the address of Lot 28, Yes We Can Gardens, Greenville, SC (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 created 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.

SOUTH CAROLINA - 1 to 4 Family - 6.75 - FINRA/TILMC UNIFORM INSTRUMENT

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