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FILED
GREENVILLE CO. S.C.
Oct 13 4 48 PM '80
DONNIE S. TANKERSLEY
R.N.C.

BOOK 78 PAGE 109
1520 PAGE 236

MORTGAGE

THIS MORTGAGE is made this 9 day of October, 1980, between the Mortgagor, J. B. Drake (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty Four Thousand and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated October 9, 1980 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on November

beginning at an iron pin on the edge of Keowee Avenue, joint front corner of Lot 24 and 25 and running thence with the common line of said properties S. 63 E., 172 feet to an iron pin; thence along the rear of Lot 24 S. 27 W., 50 feet to an iron pin, joint rear corner of Lots 23 and 24; thence with the common line of said properties N. 63 W., 172 feet to an iron pin, joint front corner of said Lots on the edge of Keowee Avenue; thence with said Avenue N. 27 E., 50 feet to an iron pin, the point of beginning.

This is identical property as conveyed to the mortgagor by deed of J. B. Graham, Jr., as Trustee as recorded in the RNC Office for Greenville County, in Deed Book 1129, Page 311 recorded 7/16/80.

First Federal Savings and Loan Association
Greenville, S.C. Same as First Federal
Savings and Loan Association in S.C.

George G. Smith
Witness
Barbara Hark
1982

which has the address of 123 Keowee Avenue, Greenville
South Carolina (herein "Property Address");
Greenville

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.

SOUTH CAROLINA — 1-4-80-5-7- FNMA/FRMBC UNIFORM INSTRUMENT (with amendments adding Para. 20)

FILED
GREENVILLE CO. S.C.
SEP 15 1982
DONNIE S. TANKERSLEY
R.N.C.

OFFICE OF SOUTH CAROLINA
DOCUMENTARY
TAX
\$09.90

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