FILED
GREENVILLE CO. S.C.
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CLERK OF COURT
R.M.C.

MORTGAGE

THIS MORTGAGE is made this 18th day of January, 19.79., between the Mortgagor, Bruce Stenhouse and Vickey G. Stenhouse (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 Six Thousand, and 00/100---------- Dollars, which indebtedness is evidenced by Borrower's note dated January 18, 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 February 1, 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, situate, lying and being in the State of South Carolina, County of Greenville, Town of Mauldin, being on the Eastern side of Bassweed Drive, being shown and designated as Lot No. 121 on plat of Hillsborough, Section 2, made by Jones Engineering Services, dated November 1971, and recorded in the RMC Office for Greenville County, S. C. in Plat Book 4-P at page 51, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Bassweed Drive at the joint front corner of Lot No. 120 and Lot No. 121, and running thence N. 07-14 E. 140 feet to an iron pin; thence N. 82-36 W. 110 feet to an iron pin at the joint rear corner of Lot No. 121 and Lot No. 122; thence along the common line of said lots, S. 07-14 W. 141 feet to an iron pin on Bassweed Drive; thence along the western side of Bassweed Drive, S. [illegible] E. 110 feet to the beginning corner.

"IN addition to and together with the monthly payments of principal and interest under the terms of the Note, Borrower hereby, the Mortgagor promises to pay to the Mortgagee a monthly premium hereby to carry private mortgage insurance or in the event the principal balance [illegible] of the original sale price [illegible] whichever is less, the estimated monthly premium for such insurance hereafter will be [illegible] of the original principal balance [illegible] the Mortgagee may advance this premium and collect as part of the loan payment to the Mortgagee if the Mortgagee fails to do so. The estimated monthly premium [illegible] the loan. This [illegible] of Lawrence [illegible]

which has the address of [illegible] (Street) [illegible] (City) (Property Address)

To Have and to Hold [illegible] together with all the improvements now or hereafter erected [illegible] appurtenances [illegible] rents, royalties, mineral, oil and gas rights and profits, water rights and stock [illegible] attached to the property, all of which shall be deemed to be and remain a part of the property covered by this Mortgage [illegible] and all of the foregoing together with said property (or the leasehold estate if this Mortgage is on a leasehold) are hereinafter 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 FAMILY—FNMA/FHLMC UNIFORM INSTRUMENT

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