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DONNIE S. PARKERSLEY
R.M.C.

MORTGAGE

LEATHERWOOD, WALKER, TODD & MANN

THIS MORTGAGE is made this 10th day of July 1979, between the Mortgagor, Margaret U. Capell (formerly Margaret U. Brissey) (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").

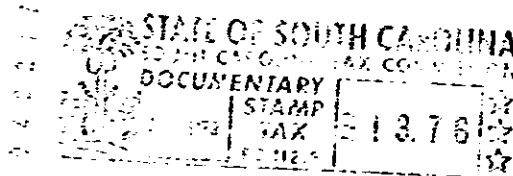
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-four Thousand Four Hundred and No/100 (\$34,400.00) Dollars, which indebtedness is evidenced by Borrower's note dated July 10, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on July 1, 2004

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 located in the County of Greenville, State of South Carolina, and being known and designated as Lot No. 18 of Wade Hampton Terrace, a plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book KK, at Page 15, and having, according to a more recent plat entitled "Property of Margaret U. Capell" by Freeland and Associates, dated July 11, 1979, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern edge of Richbourg Road at the joint front corner of Lots 17 and 18 and running thence with the line of Lot 17 N. 39-27 E. 157.3 feet to an iron pin; thence S. 52-41 E. 98.05 feet to the joint rear corner of Lots 18 and 19; thence with the line of Lot 19 S. 42-14 W. 161.1 feet to an iron pin on the northern edge of Richbourg Road; thence with the northern edge of Richbourg Road N. 50-33 W. 90 feet to the point of beginning.

Being the same property conveyed to Mortgagee herein by Isaac Mercer Brissey, III, deed being dated October 11, 1976 and recorded in the R.M.C. Office for Greenville County, South Carolina in Deed Book 1044, at Page 520.



which has the address of 119 Richbourg Road Greenville South Carolina (herein "Property Address");

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 seised 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.

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