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JOHN S. TANNERSLEY
R.M.C.

MORTGAGE

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THIS MORTGAGE is made this 1st day of October 1980, between the Mortgagor, R. CHRIS METZ & CONSTANCE K. METZ (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings & Loan Association, a corporation organized and existing under the laws of United States of America, whose address is 1500 Hampton Street, Columbia, South Carolina, (herein "Lender").

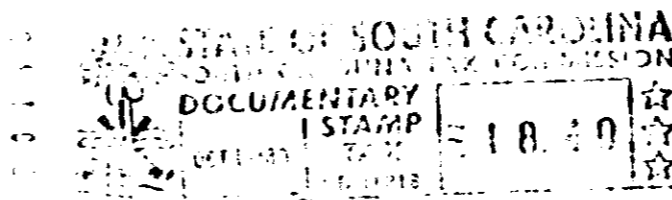
WHEREAS, Borrower is indebted to Lender in the principal sum of FORTY-SIX THOUSAND AND NO/100 (\$46,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated October 1, 1980 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on October 1, 2010.

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 with all improvements thereon situate, lying and being on eastern side of North Main Street, in City of Greenville, County of Greenville, State of South Carolina, being shown and designated as Lot No. 54 on plat of NORTH PARK recorded in RMC Office for Greenville County in Plat Book "K", pages 48 and 49, and also being shown on more recent survey made by R. B. Bruce on November 28, 1959.

This being the same property conveyed to the Mortgagors herein by deed of Bessie M. Dowling of even date herewith and recorded in the RMC Office for Greenville County simultaneously herewith.

This property is also shown on survey of the property of R. Chris Metz and Constance K. Metz made by Jones Engineering Service, September 26, 1980.



which has the address of 1002 North Main Street, Greenville, S. C. 29609 (herein "Property Address");
(Street) (City)
(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 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.