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FILED  
GREENVILLE CO. S. C.  
APR 20 9 01 AM '76  
DONNIE S. TANKERSLEY  
R.M.C.

MAIL BOOK 40 PAGE 446  
1335 PAGE 322  
Family Federal Savings & Loan Assn.  
Drawer L  
Greer, S.C. 29651

### MORTGAGE

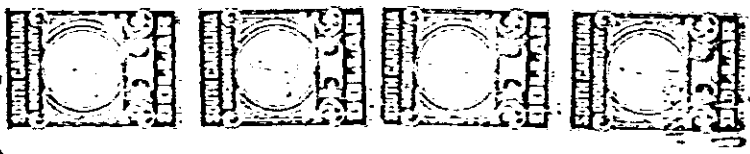
THIS MORTGAGE is made this 16<sup>th</sup> day of April, 1976, between the Mortgagor, Marie W. Cobb (herein "Borrower"), and the Mortgagee, Family Federal Savings & Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 3 Edwards Bldg., 600 N. Main St., Greer, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Ten thousand & no/100 Dollars, which indebtedness is evidenced by Borrower's note dated April 16, 1976 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on First, April, 1986 County Block Book at 224-1-4 and being all or a portion of the property conveyed to R.S. Cobb in deed Book 248 page 133, and having the following course, to-wit:

BEGINNING at the east side of Washington Avenue at corner of other property of Cobb said point being 84.6 feet southeast from the intersection of Highway 81 and Washington Avenue; and running thence in a northeasterly direction 168.7 feet to an iron pin; running thence in a southeasterly direction 154 feet to an iron pin; running thence in a southwesterly direction 223 feet to the east side of Washington Avenue; thence along Washington Avenue 152.4 feet to iron pin, the beginning corner. Being subject to any and all existing and recorded easements, rights of way, restrictions and zoning ordinances affecting said property.

This is that same property conveyed to mortgagor by deed recorded in Deed Book 1006 at page 543.

*JUL 1976*  
*Donnie S. Tankersley*  
*R.M.C.*  
*100*



which has the address of Corner of Washington Ave & Anderson Highway, Greenville (City)  
S. C. (State and Zip Code) (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.

FILED  
GREENVILLE CO. S. C.  
APR 20 1976  
TANKERSLEY

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