

GREENVILLE CO. S. C.

2 2 1978

MORTGAGE

1440 152

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THIS MORTGAGE is made this 2nd day of August 1978, between the Mortgagor James E. Watson and Janet M. Watson (herein "Borrower"), and the Mortgagee Carolina Federal Savings & Loan Association (herein "Lender"), a corporation organized and existing under the laws of South Carolina whose address is 500 East Washington Street, Greenville, South Carolina 29601.

Whereas Borrower is indebted to Lender in the principal sum of Forty Thousand Five Hundred and No/100 (\$40,500.00) Dollars, which indebtedness is evidenced by Borrower's note dated August 2, 1978 (herein "Note"), providing for monthly installments of principal and interest with the balance of the indebtedness, if not sooner paid, due and payable on September 1, 2008

Wolseley Road, joint front corner of Lots No. 195 and 196; thence with the northwestern side of Wolseley Road, N. 43-30 E. 95 feet to the point of beginning.

Subject to easements, rights-of-way and restrictions of record.

Being the identical property conveyed to the Mortgagors herein by Deed dated and recorded even date herewith in Deed Book 1084 at Page 533 in said R.M.C. Office.

which has the address of 23 Wolseley Road, Greenville, South Carolina 29615 (herein "Property Address")

To HAVE AND TO HOLD unto Lender and Lender's successors and assigns of the law with all the improvements now or hereafter erected on the property, and all the rights, title and interest therein, together with all the rights, title and interest in and to the property, including easements and appurtenances thereto in anywise connected therewith, and all the rights, title and interest in and to the property, including easements and appurtenances thereto in anywise connected therewith, and all the rights, title and interest in and to the property, including easements and appurtenances thereto in anywise connected therewith, and all the rights, title and interest in and to the property, including easements and appurtenances thereto in anywise connected therewith.

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.

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LAW OFFICES Mitchell & Arnold 1001 Main Street Greenville, S.C. 29601

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