

P. O. Drawer 408
Greenville, South Carolina 29602

FILED
GREENVILLE CO. S.
MAY 30 1979

EX 1468 PAGE 173

MORTGAGE

EX 76 PAGE 413

THIS MORTGAGE is made this 29th day of May, 1979, between the Mortgagor, Chauncey W. Ward and Ruby L. Ward, (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Forty Five Thousand Eight Hundred Fifty and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated May 29, 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 January 1, 2000.

This is the identical property conveyed to the Mortgagors by deed of C. S. Willingham recorded simultaneously herewith.

Chauncey W. Ward
Ruby L. Ward
Quinn Wood
Robert S. Mitchell

16957

JAN 28 1992

STATE OF SOUTH CAROLINA
RECORDS & DEEDS
15.00

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which has the address of Lot 11, Brushy Creek Ridge Taylors, 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 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 — PUBLIC RECORDS INSTRUMENT — with amendment adding Para. 24

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