

GREENVILLE, S.C.  
FEB 16 3 26 PM '82  
DONNIE STANKERSLEY  
R.M.C.

BOOK 77 PAGE 1739  
BOOK 1583 PAGE 531

MORTGAGE

THIS MORTGAGE is made this 8th day of February 1982, between the Mortgagee, JESSE A. SIMMONS (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 P. O. Box 10148, Greenville, S. C. 29603 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty-Nine Thousand Seven Hundred and no/100ths Dollars, which indebtedness is evidenced by Borrower's note dated February 8, 1982 (herein "Note"), providing for monthly installments of principal and interest with the balance of the indebtedness, if not sooner paid, due and payable on March 1, 2007.

corner of Lots Nos. 1 and 10; thence with the line of Lot No. 1 N. 58-40 W. 79 feet to an iron pin at the joint rear corner of Lots Nos. 1 and 2 and in the line of Lot No. 7; thence with the line of Lot No. 7 N. 40-55 E. 88 feet to an iron pin at the joint rear corner of Lots Nos. 7 and 8; thence with the line of Lot No. 8 N. 62-52 E. 110 feet to an iron pin on the Western side of Traynham Boulevard; thence with the Western side of Traynham Boulevard N. 27-08 W. 100 feet to the point of beginning.

This being the same property conveyed to the Mortgagor herein by deed of Patricia B. Simmons, of even date to be recorded hereafter.

RECORDED  
DOCUMENTARY  
FEB 16 1982

Witness  
Doris E. Herring  
Jesse A. Simmons  
April 7 1982  
April 7 1982  
April 7 1982

which has the address of Rt. 7 Traynham Boulevard Greenville S. C. 29609 (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 (if the Mortgage is on a household) 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.

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Donnie Stankersley

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