

FILED
GREENVILLE CO. S. C.
FEB 12 12 32 PM '79
DONNIE S. TANKERSLEY
R.H.C.

39931

BOOK 78 PAGE 42
1457 PAGE 316

MORTGAGE

THIS MORTGAGE is made this 9th day of February 1979, between the Mortgagor, Vernon A. Porter and Christine M. Porter (herein "Borrower"), and the Mortgagee, FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of SOUTH CAROLINA, whose address is 101 EAST WASHINGTON STREET, GREENVILLE, SOUTH CAROLINA (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty-Six Thousand One Hundred Seventy-Nine & 93/100 Dollars, which indebtedness is evidenced by Borrower's note dated February 9, 1979 (herein "Note"), providing for monthly installments of principal and interest with the balance of the indebtedness if not earlier paid due and payable on February 1, 2001 the joint rear corner of Lots 10 and 11; thence with the common line of said lots N. 5-25 E. 140 feet to an iron pin on the southerly side of Del Norte Road; thence with the southerly side of Del Norte Road S. 84-35 E. 95 feet to an iron pin, the point of beginning.

This being the same property conveyed unto the Mortgagor herein by deed from James D. Sanders and Joan S. Sanders, of even date to be recorded herewith.

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PAID BY DEPOSIT IN FULL
THIS 8th DAY OF September 82
Richard C. Proff
Assistant Vice President
MARIAN J. KERR

Donnie S. Tankersley
R.H.C.

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which has the address of 23 South Del Norte Road Greenville South Carolina 29615 (herein "Property Address");
(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 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 - 1 to 4 Family - 6 75 - F.M.A. FILM UNIFORM INSTRUMENT

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