

FILED
GREENVILLE CO. S. C.

APR 17 11 50 AM '79

MORTGAGE

MO: Mortgagee's Address:
PL BX1268, GVL 29602

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BOOK 81 PAGE 403
40290

DONNIE S. TANKERSLEY

THIS MORTGAGE is made this 16th day of April 1979, between the Mortgagor, FRANKLIN ENTERPRISES, INC. (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 SEVENTY-ONE THOUSAND SIX HUNDRED AND NO/100 (\$71,600.00) Dollars, which indebtedness is evidenced by Borrower's note dated April 16, 1979 (herein "Note"), providing for monthly installments of principal and interest, ~~to be paid~~ if not sooner paid, due and payable on October 1, 2009. 150.26 feet to an iron pin on Plantation Drive; S 68-26 E 55 feet to an iron pin; thence still with said drive S 57-25 E 60 feet to the point of beginning.

This is a portion of the property conveyed to the mortgagor by deed of Holly Tree Plantation, a Limited Partnership, recorded on September 7, 1978 in Deed Book 1086 at page 935 in the RMC Office for Greenville County.

THIS 22nd DAY OF June 1983

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION

BY *[Signature]*
WITNESS *[Signature]*

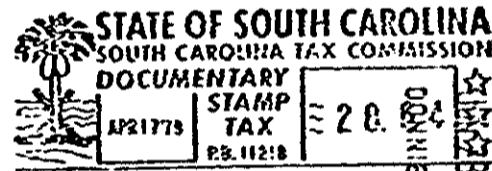
Formerly Fidelity Federal Savings and Loan Association

which has the address of *Plantation Drive*, *Simpsonville* (City)
SC 29681 (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.

SOUTH CAROLINA—1 to 4 Party—6/75—FEMA/FELMC UNIFORM INSTRUMENT



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