

FILED  
GREENVILLE CO. S. C.

JUL 2 3 16 PM '75  
**MORTGAGE**  
DONNIE S. TARKER-SLEY  
R.M.C.

BOOK 1371 PAGE 990

BOOK 42 PAGE 447

THIS MORTGAGE is made this 2nd day of July 1976, between the Mortgagor, Jim McGaughy, Inc., (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings & Loan Association, a corporation organized and existing under the laws of United States of America, whose address is 1500 Hampton Street Columbia, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-four Thousand Three Hundred Fifty and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated July 2, 1976 (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, 2002.

Being the same property conveyed to the mortgagor herein by deed to be recorded herewith.

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Donnie S. Tarkersley  
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which has the address of Lot 21 Mellwood Drive, Hazelwood Subdivision, Greenville County (herein "Property Address");  
(Street) (City) (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—FKMA/FHLMC UNIFORM INSTRUMENT

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