

FILED
GREENVILLE CO. S. C.

AUG 24 2 46 PM '81

MORTGAGE

DONNIE S. TANKERSLEY
R.M.C.

THIS MORTGAGE is made this 21st day of August, 1981, between the Mortgagor, Charles A. Martin and Ann B. Martin, (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 Thirty two thousand six hundred fifty and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated August 21, 1981, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on September 1, 1981, 75 feet to an iron pin; thence S. 25-40 E, 200 feet to an iron pin; thence S. 64-20 W, 75 feet to an iron pin; thence N. 25-40 W, 200 feet to an iron pin on the East side of East Tallulah Drive, the point of BEGINNING.

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This being the same conveyed by the mortgagees herein to the mortgagors by deed of even date, to be recorded herewith. This property was conveyed to Mortgagors by deed of Paul E. Proffitt dated 6/25/79, recorded RMC of said County in book 1105 page 539. 20515 FEB 22 1983

PAID
MORTGAGE SATISFIED AND CANCELLED
First Federal Savings and Loan Association
of Greenville, S. C. Same As. First Federal
Savings and Loan Association of S. C.
1-6-1983
WITNESS Jimmy Black
RILEY, RILEY, LANS & STEVENS
DONNIE S. TANKERSLEY
R.M.C.

which has the address of 103 E. Tallulah Drive Greenville S. C. 29605 (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."

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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.