

REGULATION NO. 22
COMPLIES WITH
V-20

FILED
GREENVILLE, S.C.

BOOK 1235 PAGE 536

FILED 2 4 07 MORTGAGE

THIS MORTGAGE WAS DRAWN BY EDWARD HARKERSLEY day of February, 19 73,
between the Mortgagor, Edgar Richard Goss and Elinor B. Goss (herein "Borrower"),
and the Mortgagee, The South Carolina National Bank, Greenville, a corporation
organized and existing under the laws of the State of South Carolina, whose address
is Post Office Box 969, Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Ninety Thousand and
No/100 (\$90,000.00)-----Dollars, which indebtedness is evidenced by Borrower's note of
even date herewith (herein "Note"), providing for monthly installments of principal and interest,
with the balance of the indebtedness, if not sooner paid, due and payable on the first day of
March, 1983;

To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest
thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to
protect the security of this Mortgage, and the performance of the covenants and agreements of
Borrower herein contained, and (b) the repayment of any future advances, with interest thereon,
made to Borrower by Lender pursuant to paragraph 21 hereof (herein "Future Advances"),
Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns
the following described property located in the County of Greenville, State of
South Carolina:

ALL those pieces, parcels or lots of land, together with all buildings
and improvements, situate, lying and being on northeastern side of Edge-
mont Avenue in Greenville County, South Carolina being a portion of
Tract No. 6 of the J. B. Banks property according to a plat thereof
recorded in the RMC Office for Greenville County, S. C. in Plat Book
LL, page 151, as Lot No. 1 on a plat of the property of John Sheppard
recorded in the RMC Office for said County and State in Plat Book III,
page 141 and in Plat Book ZZZ, page 109 and having according to a more
recent plat of the property of Edgar Richard Goss and Elinor B. Goss,
made by Campbell & Clarkson, Surveyors, Inc., dated January 29, 1973,
the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Edgemont Avenue
approximately 471.8 feet east from the intersection thereof with Gardenia
Drive and running thence along the line of property of Carol Ann Murphy
and the City of Greenville, N. 57-22 E. 589.9 feet to an iron pin; thence
along the line of property owned by Georgia Fowler Gentry and Earle L.
Gentry, S. 33-25 E. 192.4 feet to an iron pin; thence along the line of
property owned by William E. and Charles L. Center, S. 52-34 W. 583.4 feet
to an iron pin on the northeastern side of Edgemont Avenue; thence along
the northeastern side of Edgemont Avenue, N. 34-45 W. 95.7 feet to an iron
pin; thence continuing along the northeastern side of Edgemont Avenue,
N. 34-58 W. 145.7 feet to an iron pin, the point of beginning, being the
same property conveyed to the Mortgagors herein by deed of Wash R. Brown,
Lonnie F. Brown and Ira W. Brown, dated February 2, 1973 recorded here-
with.

ALSO: ALL that piece, parcel or lot of land, situate, lying and being
on the northeastern side of McGarity Street (formerly known as Summitt
Street) near the City of Greenville in Greenville County, South Carolina,

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, appur-
tenances, 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 Mort-
gage; and all of the foregoing, together with said property (or the leasehold estate in the event 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 easements and restrictions listed in a schedule of exceptions to coverage in any title
insurance policy insuring Lender's interest in the Property.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. Payment of Principal and Interest. Borrower shall promptly pay when due the principal of and interest on the indebtedness
evidenced by the Note, prepayment and late charges as provided in the Note, and the principal of and interest on any Future
Advances secured by this Mortgage.

SOUTH CAROLINA—FHLMC—1/72—1 to 4 Family
FORM NO. 65-062 (10/72)

Description continued on "Schedule A"