

May 28 1 25 PM '76
DORRIS S. TANKERSLEY
R.H.C.

1988 11837

Family Federal Savings & Loan Assn.
Drawer 1
Greer, S.C. 29651

MORTGAGE

THIS MORTGAGE is made this 28 day of May 1976, between the Mortgagor, Heyward D. Harrison & Charles W. Harrison (herein "Borrower"), and the Mortgagee, Family Federal Savings & Loan Association a corporation organized and existing under the laws of the United States of America whose address is 3 Edwards Bldg., 600 N. Main St., Greer, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Sixteen thousand & no/100 Dollars, which indebtedness is evidenced by Borrower's note dated (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on First, May, 1986.

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: on the northeastern side of Old Buncombe Road and having the following metes and bounds; to-wit:

Beginning at an iron pin on the northeastern side of Old Buncombe Road, 147.9 feet southeast of Irene Circle; thence with said Road N 65 W 69.2 feet to an iron pin; thence N 25-02 E 65.9 feet to an iron pin; thence N 67-48 W 65 feet to an iron pin on Irene Circle; thence with said Circle N 33 E 61.3 feet to an iron pin; thence S 65 E 147.9 feet to an iron pin; thence S 33 W 119.2 feet to the beginning; conveyed to Heyward D. Harrison in deed book 761, page 92.

ALSO: All that tract of land in said County and State, in Bates Township, containing 11.34 acres, more or less, on plat of Ruby S. Brown in plat book "KKK", page 141, and having the following metes and bounds, to-wit:

Beginning at an iron pin in the center of Keeler Mill Road at or near the intersection of Finley Bridge Road, at the corner of property of Brown and Durham, and running thence along the center of Keeler Mill Road S 22-19 E 123.8 feet to an iron pin; thence S 61 W 1,031 feet to an iron pin; thence S 28-40 W 322.6 feet to an iron pin; thence N 77 W 435 feet to an iron pin; thence N 21-30 E 515 feet to a pine stump; thence N 77-30 E 116 feet to a pine; thence N 75-30 E 1,160 feet to the beginning. This is the same conveyed to Heyward D. and Charles W. Harrison by deed of O.E. Brown, to be recorded of even date herewith.



which has the address of (Street) (City)
(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.

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