

MORTGAGE

THIS MORTGAGE is made this 13th day of May, 1976, between the Mortgagor, Ronald W. Bishop and Selma C. Bishop

herein "Borrower", and the Mortgagee, GREER FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of SOUTH CAROLINA, whose address is 107 Church Street, Greer, South Carolina 29651 (herein "Lender").

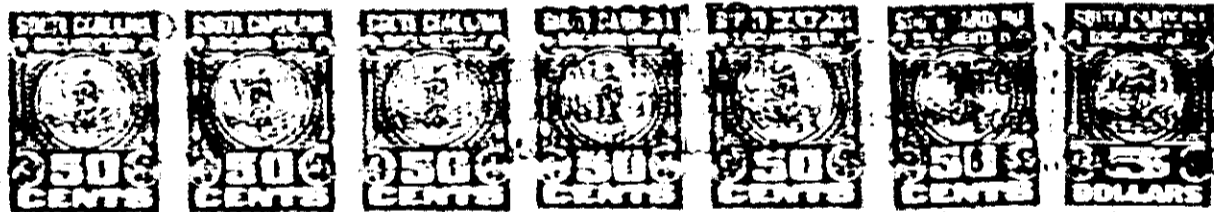
WHEREAS, Borrower is indebted to Lender in the principal sum of --TWENTY THOUSAND AND NO/100 (\$20,000.00)-- Dollars, which indebtedness is evidenced by Borrower's note dated May 13, 1976 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on November 1, 2001

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: Oneal Township, on the southeast side of Darby Road, about eight miles northwest of Greer, containing 1.6 acres, more or less, as shown on a survey entitled "Property of Ronald W. Bishop and Selma C. Bishop" dated April 30, 1976, by W. R. Williams, Jr., Engineer, to be recorded herewith, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a nail and cap in center of Darby Road (iron pin back at 25 feet), and running thence S. 38-27 E. 480 feet to an iron pin; thence S. 35-58 W. 150 feet to an iron pin; thence N. 38-27 W. 480 feet to a spike in center of Darby Road (iron pin back at 25 feet); thence with center of Darby Road as line N. 35-58 E. 150 feet to the point of beginning.

This being a portion of that property conveyed to grantor in Deed Book 1014 at page 197, R.M.C. Office for Greenville County.

58.00



which has the address of Route 2, Darby Road, Taylors,
(Street) (City)
South Carolina 29687 (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.