

GREENVILLE, CO. S. C.  
JUN 22 1 40 PM '76  
DONNIE S. TANKERSLEY  
R.M.C.

# MORTGAGE

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THIS MORTGAGE is made this 18th day of June, 19 76,  
between the Mortgagor, Shirley M. McCarter  
(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  
- -FOURTEEN THOUSAND AND NO/100 (\$14,000.00)- - - Dollars, which indebtedness is  
evidenced by Borrower's note dated June 18, 1976, (herein "Note"), providing for monthly install-  
ments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on  
June 1, 1996.

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: City of Greer, at the northwestern intersection of Cannon Avenue  
and Pelham Street, and being more specifically shown on a survey for C. B. and Hall  
M. Hollifield dated May 28, 1976, by Terry T. Dill, Surveyor, to be recorded herewith,  
and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the northwest intersection of Cannon Avenue and  
Pelham Street on the right of way of sidewalk, and running thence with sidewalk  
right of way along Cannon Avenue N. 82-47 W. 85 feet to an iron pin; thence N. 8-06 E.  
132.7 feet to an iron pin; thence S. 55-40 E. 132 feet to an iron pin at the right of way  
of sidewalk on Pelham Street; thence with southwest side of Pelham Street S. 32-40 W.  
80 feet to the point of beginning.

This being the same property conveyed to mortgagor by deed of C. B. Hollifield  
and Hall M. Hollifield to be recorded herewith.



which has the address of Cannon Avenue and Pelham Street, Greer,  
(Street) (City)  
South Carolina 29651 (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 improve-  
ments 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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