

FILED
GREENVILLE CO. S. C.

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DUPLICATE
H.M.C.

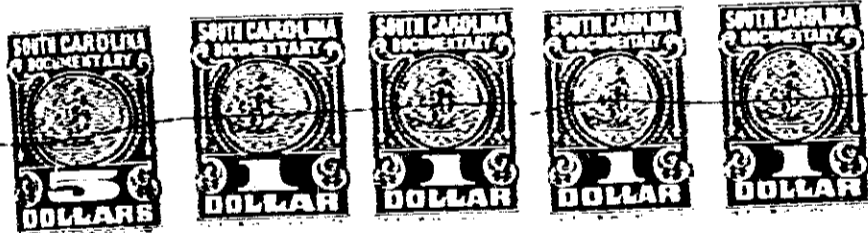
MORTGAGE

BOOK 1395 PAGE 923
LH 9139

THIS MORTGAGE is made this 26th day of April 1977, between the Mortgagor Jack Finch (herein "Borrower"), and the Mortgagee, WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of the United States of America, whose address is 206 South Main Street, Woodruff, S. C. 29388 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty-two Thousand Five Hundred & no/100 (\$22,500.00) Dollars, which indebtedness is evidenced by Borrower's note dated April 26, 1977 (herein "Note"), providing for monthly installments of principal and interest with the balance of the indebtedness, if not sooner paid, due and payable on May 1st, 2002;

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 that piece, parcel or lot of land lying, being and situate on the Southeast side of the Brushy Creek Road, Chick Springs Township, in County and State aforesaid, and having the following courses and distances according to survey and plat made by H. S. Brockman, Surveyor, dated May 28, 1953, as follows, to-wit: Beginning at an iron pin on the southeastern edge of the upper Brushy Creek Road at northeast corner of the Brushy Creek Church Cemetery, and running thence along the cemetery property S.19-30 E.170 feet to an iron pin; thence along the line of property now or formerly owned by Alvin H. Jones N.58-05 E.100 feet to an iron pin; thence continuing along the line of property now or formerly owned by Alvin H. Jones N.19-30 W.170 feet to an iron pin on the Southeast side of the upper Brushy Creek Road; thence along the Southeast side of said road S.58-05 W.100 feet to the beginning corner. This being the same property which was conveyed to mortgagor herein by Eliza H. Finch by deed dated May 18, 1962 which deed has been recorded in the R. M. C. Office for Greenville County on June 15, 1962 in Deed Book 700, page 212.



which has the address of Route 4, Brushy Creek Rd., Taylors, S. C. 29687 (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".

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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