

MORTGAGE

THIS MORTGAGE is made this 14th day of June, 1977, between the Mortgagor, Gordon A. Alexander and Lottie S. Alexander

(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").

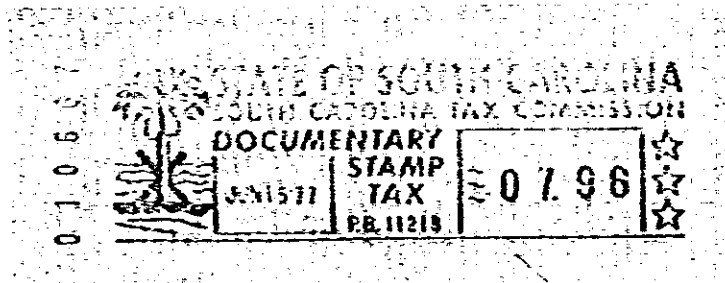
WHEREAS, Borrower is indebted to Lender in the principal sum of NINETEEN THOUSAND NINE HUNDRED AND NO/100 (\$19,900.00) Dollars, which indebtedness is evidenced by Borrower's note dated June 14, 1977 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on June 1, 1992;

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 lots of land located in the State of South Carolina, County of Greenville, Chick Springs Township, on the west side of State Highway No. 14 in or near the City of Greer and northward therefrom, being shown as all of Lots Nos. 9 and 10 on plat of property made for Margaret Green by H. L. Dunahoo, Surveyor, dated June 2, 1947, recorded in Plat Book B, page 108, R.M.C. Office for Greenville County, and having the following metes and bounds, to-wit:

BEGINNING at a stake on the west side of said highway, joint corner of lands formerly of Truman Henderson, and runs thence with his line, S. 75-37 W. 154.5 feet to a stake, corner of Lot No. 12; thence S. 23-45 E. 111 feet to a stake, joint corner of Lots Nos. 8, 9, 12 and 13; thence in an easterly direction with the common line of Lots Nos. 8 and 9 150 feet to a stake on west side of Highway No. 14; thence with the right of way of said highway N. 23-45 W. 84 feet to the beginning corner.

This being the same property conveyed to mortgagors by deed of Charles H. Welch dated February 9, 1972, and recorded February 16, 1972, in Deed Book 936, page 367, R.M.C. Office for Greenville County.



which has the address of 813 North Main Street, Greer, South Carolina 29651 (herein "Property Address"); (Street) (City) (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 seised 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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