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MORTGAGE

BOOK 1408 PAGE 126

THIS MORTGAGE is made this 25th day of August 1977 between the Mortgagor, Lee H. Garrison and Beulah W. Garrison (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings & Loan Association a corporation organized and existing under the laws of United States of America whose address is 1500 Hampton Street Columbia, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty-Six Thousand Eight Hundred and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated August 25, 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 July 1, 2007

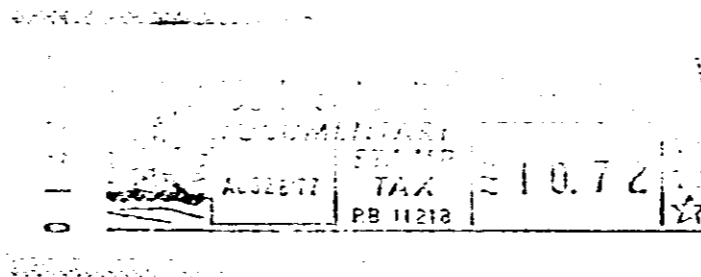
To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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 in the County of Greenville, Paris Mountain Township, State of South Carolina, situate, lying and being on the western side of Leland Circle and being known and designated as Lot No. 20 on a plat of Property of Walter J. Farr, recorded in the RMC Office for Greenville County in Plat Book HH at Page 123, and, having according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the western side of Leland Circle, joint front corner of Lots Nos. 19 and 20 and running thence along the line of Lot No. 19, S.82-50 W. 185 feet to an iron pin; thence along the rear of Lot No. 20, N.07-10 W.90 feet to an iron pin; thence along the line of Lot No. 21, N.82-50 E. 185 feet to an iron pin on Leland Circle; thence along the western side of Leland Circle, S.07-10 E. 90 feet to the point of beginning.

This is the same property as that conveyed to the Mortgagors herein by deed from Gary L. Smith and Linda Smith recorded in the RMC Office for Greenville County on August 26, 1977.

The mailing address of the Mortgagee herein is P. O. Box 937, Greenville, S. C. 29602.



which has the address of Lot 20, 13 Leland Circle, Greenville, South Carolina (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 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.

B E I O

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