

SEP 6 9 39 AM '77 MORTGAGE

DUNNIE S. TANKERSLEY
R.M.C.

THIS MORTGAGE is made this 2nd day of September, 1977, between the Mortgagor, Harold Dean Hawkins and Shelvie S. Hawkins (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 -----ELEVEN THOUSAND FIVE HUNDRED AND NO/100 (\$11,500.00)----- Dollars, which indebtedness is evidenced by Borrower's note dated September 2, 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 September 1, 1987;

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 certain piece, parcel or lot of land in the City of Greer, County of Greenville, State of South Carolina, being shown and designated as Lot No. 8 on plat of property of M. T. Gaines prepared by H. S. Brockman, R.L.S., dated May 11, 1936, and recorded in Plat Book 00 at pages 252 and 253, and also being shown on more recent plat of property of Harold Dean Hawkins and Shelvie S. Hawkins prepared by G. A. Wolfe, R.L.S., June 12, 1965.

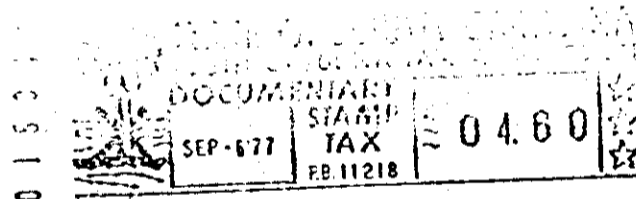
According to said more recent plat said lot fronts on the northerly side of Brushy Creek Road 60 feet, has a depth of 301.7 feet on the easterly side, a depth of 299.2 feet on the westerly side and is 60.1 feet across the rear.

This being the same property conveyed to mortgagors by deed of Evelyn L. Allen Jones Tollison (formerly Evelyn L. Allen) dated June 17, 1965, and recorded June 17, 1965, in Deed Book 775 at page 564, R.M.C. Office for Greenville County.

49727P 60

9627P 60

350M
12M



which has the address of 106 Brushy Creek Road, Greer, South Carolina 29651 (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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