

### MORTGAGE

THIS MORTGAGE is made this 23rd day of September, 1977, between the Mortgagor, John S. Lewis, Jr.

, (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 1500 Hampton Street, Columbia, South Carolina (herein "Lender").

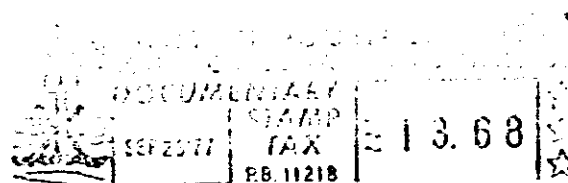
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-Four Thousand Two Hundred and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated September, 1977, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on August 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 \_\_\_\_\_ State of South Carolina:

All that certain piece, parcel, or lot of land, with all improvements thereon, or hereafter to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 227, Winterfield Place, Peppertree Subdivision, as shown on a plat of Peppertree, Section No. 2, dated June 15, 1972, and recorded in the RMC Office for Greenville County in Plat Book 4R, at page 19, and being more particularly described as follows:

BEGINNING at a point on the cul-de-sac at the end of Winterfield Place, at the joint corner of Lots 228 and 227, thence continuing along the eastern side of said cul-de-sac S. 32-30 E. 20.0 feet to a point, thence continuing along said cul-de-sac S. 0-17 E. 20.0 feet to a point at the joint corner of Lots 227 and 226, thence along the northern boundary of Lot 226, N. 84-15 E. 130.0 feet to a point, thence N. 27-06 W. 143.1 feet to a point at the joint corner of Lots 227 and 228, thence along the southeastern boundary of Lot 228 S. 37-04 W. 130.0 feet to a point, the point of beginning.

This is the identical property conveyed to the mortgagor herein by deed of Ben C. Sanders, of even date, to be recorded herewith.



which has the address of 1015 Winterfield Place Taylors  
[Street] [City]  
S. C. \_\_\_\_\_ (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 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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