

FILED
GREENVILLE CO. S. C.

P. O. Box 937
Greenville, S. C. 29602

OCT 21 4 26 PM '77

BOOK 1413 PAGE 752

GONNIE S. TANKERSLEY
R.M.C.

MORTGAGE

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THIS MORTGAGE is made this 21st day of October, 1977, between the Mortgagor, Leonard D. Brock and Patricia A. Brock, (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").

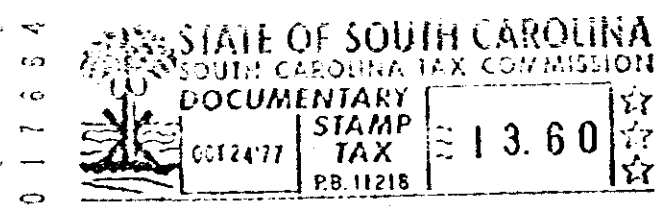
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-Four Thousand and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated October 21, 1977, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on November 1, 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 situate, lying and being on the northern side of Spring Forest Road, near the City of Greenville, in the County of Greenville, State of South Carolina and known and designated as Lot No. 25 of a subdivision known as Spring Forest, plat of which is recorded in the RMC Office for Greenville County in Plat Book XX, at page 127, and according to said plat, has the following metes and bounds, to wit:

BEGINNING at an iron pin on the northern side of Spring Forest Road, joint front corner of Lots 24 and 25, and running thence with the joint line of said lots, N. 8-52 W., 166.1 feet to an iron pin; running thence N. 82-20 E., 80 feet to an iron pin; running thence N. 81-35 E., 20 feet to an iron pin, joint rear corner of Lots 25 and 26; running thence with the joint line of said lots, S. 5-22 E., 168.2 feet to an iron pin on the northern side of Spring Forest Road; running thence with the northern side of said Road, S. 82-37 W., 100 feet to an iron pin, point of beginning.

This is the same property conveyed to Leonard D. Brock and Patricia A. Brock by deed of Helen M. Wolverton and Mary H. Schultz of even date to be recorded herewith.



which has the address of 104 Spring Forest Road, Greenville [Street] [City]

S. C. 29607 (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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