

PLEASE MAIL

Mortgagee's address: 23 South Main Street
Travelers Rest, S.C. 29690

BOOK 1414 PAGE 103

MORTGAGE

FILED
GREENVILLE CO. S. C.
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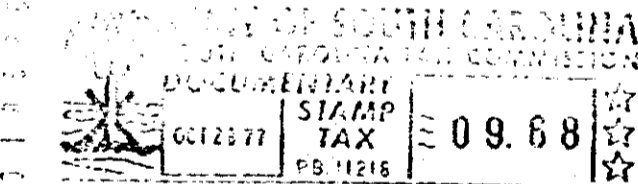
THIS MORTGAGE is made this 27th day of October 1977, between the Mortgagor, Charles I. and Patricia J. Holt (herein "Borrower"), and the Mortgagee, TRAVELERS REST FEDERAL SAVINGS & LOAN ASSOCIATION, a corporation organized and existing under the laws of the State of South Carolina, whose address is 23 S. Main St. P. O. Box 455, Travelers Rest, S. C. (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty Four Thousand Two Hundred (\$24,200.00) Dollars, which indebtedness is evidenced by Borrower's note dated October 27, 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 October 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 with all improvements thereon, situate, lying and being in the State and County aforesaid, and being known and designated as Lot 10 on a plat of Ebenezer Heights subdivision made by W. R. Williams, Jr., July, 1971, said Plat being recorded in the Greenville County R.M.C. Office in Plat Book 4J, Page 85. Reference to said plat is specifically made for a more complete property description.

DERIVATION: See deed of Daniel and Vicki L. Fishner to be recorded herewith, and deed to them from Frank and Colleen Longo dated November 7, 1971 and recorded in Deed Book 960, Page 19.



which has the address of Rt. 4, Box 298, Thunder Road, Travelers Rest, S.C., 29690 (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.

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