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GREENVILLE CO. S.C.

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EDWINE S. TAYLOR  
R.M.C.

1417 and 100

# MORTGAGE

THIS MORTGAGE is made this 30th day of November 1977 between the Mortgagor, Linda Sammons Garrett (herein "Borrower"), and the Mortgagee, POINSETT FEDERAL SAVINGS AND LOAN ASSOCIATION of Travelers Rest, a corporation organized and existing under the laws of the State of South Carolina whose address is 203 State Park Road, Travelers Rest, S. C. 29690 (herein "Lender").

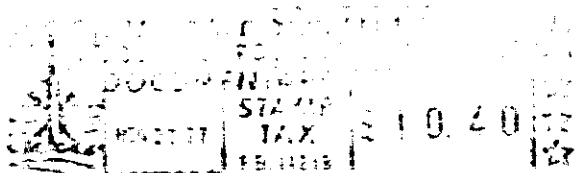
WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty-Six Thousand and No/100 (\$26,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated 30 November 1977 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on 1 November 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 tract of land in the County of Greenville, State of South Carolina, being shown and designated as 21.9 acres on plat of Property of E. S. Guest and Terry F. Guest, recorded in the RMC Office for Greenville County, S. C., in Plat Book "MM", at Page 79, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the westerly side of Sycamore Drive, at a point 145 feet North of the northerly intersection of Stroud Street and Sycamore Drive and running thence from said iron pin, N. 18-45 W. 765 feet to the center of Greenville Water Works Water Line right of way; thence with the center line of said right of way, N. 61-18 W. 612.5 feet to an iron pin; thence S. 63-53 W. 426 feet to an iron pin; thence S. 2-00 W. 585.5 feet to an iron pin; thence N. 89-55 E. 216.3 feet to an iron pin; thence S. 33-00 E. 725 feet to an iron pin; thence N. 64-30 E. 360 feet to an iron pin; thence N. 46-30 E. 290 feet to an iron pin, the point of BEGINNING.

The within is the identical property heretofore conveyed to the mortgagor by deed of Sara Adams, recorded 17 October 1977, RMC Office for Greenville County, S. C., in Deed Book 1066, at Page 848, and by deed of Ethel Lee Adams and Sara Adams, recorded 5 June 1968, RMC Office for Greenville County, S. C., in Deed Book 845, at Page 455.  
MORTGAGEE'S MAILING ADDRESS: 203 State Park Road, Travelers Rest, S. C. 29690.



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which has the address of Route #2, Box 409, Marietta, South Carolina 29661  
(Street) (City)  
..... (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.