

MORTGAGE

FILED GREENVILLE CO. S. C.

THIS MORTGAGE is made this 18th day of January 1978, between the Mortgagor, HOLLAND W. STEWART AND HOPE J. STEWART (herein "Borrower"), and the Mortgagee, POINSETT FEDERAL SAVINGS AND LOAN ASSOCIATION of Travelers Rest (herein "Lender")...

WHEREAS, Borrower is indebted to Lender in the principal sum of THIRTEEN THOUSAND AND NO/100 DOLLARS Dollars, which indebtedness is evidenced by Borrower's note dated January 18, 1978 (herein "Note")...

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...

ALL those pieces, parcels or lots of land, situate, lying and being in the State of South Carolina, County of Greenville, being shown and designated as Lots No. 140, 141 and 142 on a plat of Country Club Estates which plat is recorded in the RMC Office for Greenville County in Plat Book G-190, and 191, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the northern side of Park Lane Drive (now known as Wilmont Lane) at the joint front corner of Lots Nos. 139 and 140 and running thence along the joint line of said lots N. 16-13 W. 137 feet; thence N. 73-47 E. 150 feet to the joint rear corner of lots nos. 142 and 143; thence along the joint line of said lots S. 16-13 E. 149.6 feet; thence along the line of the northern side of Park Lane Drive (now known as Wilmont Lane) S. 77-46 W. 150.6 feet to the beginning corner.

This being the same property conveyed to the Mortgagors herein by deed of Agnes C. Hill, now Agnes A. Ferguson, dated March 14, 1975, recorded in the RMC Office for Greenville, South Carolina, in Deed Book 1015, at page 592.

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which has the address of 23 Wilmont Lane, Greenville, South Carolina 29605 (Street) (City) (State and Zip Code) (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...

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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