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GREENVILLE CO. S. C.
MAR 22 12 16 PM '78
DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE

BOOK 1426 PAGE 627

THIS MORTGAGE is made this 22nd day of March 1978, between the Mortgagor, WILLIAM EDWARD BIGBEE & SYBLE JEAN L. BIGBEE (herein "Borrower"), and the Mortgagee, POINSETT FEDERAL SAVINGS AND LOAN ASSOCIATION of Travelers Rest, a corporation organized and existing under the laws of state of South Carolina, whose address is 203 State Park Road, Travelers Rest, S. C. 29690 (herein "Lender").

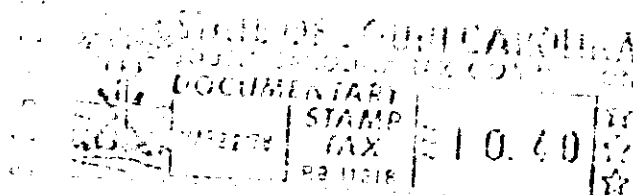
WHEREAS, Borrower is indebted to Lender in the principal sum of TWENTY-SIX THOUSAND AND NO/100 (\$26,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated March 22, 1978 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on September 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 Greenville, State of South Carolina:

ALL that piece, parcel or tract of land with all improvements thereon or hereafter constructed thereon situate, lying and being in the County of Greenville, State of South Carolina, near Travelers Rest, containing 2.7 acres as shown on plat of property of William Edward Bigbee and Syble Jean L. Bigbee, said plat having been prepared by W. R. Williams, Jr., Engineer, January 26, 1978, and recorded in the RMC Office for Greenville County in Plat Book 6J, page 94, and having according to said plat the following metes and bounds, to wit:

BEGINNING at nail and cap in McCauley Road and running thence along line of other property of Lockaby S. 84-55 E. 524.8 feet to iron pin; running thence N. 47-38 E. 112.9 feet; running thence S. 45-56 E. 236.8 feet to iron pin; running thence S. 44-03 W. 340.1 feet to old iron pin; running thence N. 33-53 W. 266.4 feet to old iron pin; running thence N. 53-49 W. 110.5 feet to old iron pin; running thence N. 84-55 W. 347.6 feet to nail and cap in center of McCauley Road; running thence with McCauley Road N. 35-18 E. 76.4 feet to nail and cap, the beginning corner.

This being the same property conveyed to the Mortgagors herein by deed of Roy A. Lockaby and Zadie E. Lockaby of even date herewith and recorded in the RMC Office for Greenville County simultaneously herewith.



which has the address of Box 512-D, Route 2 Travelers Rest (Street) (City) S. C. 29690 (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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