

MORTGAGE

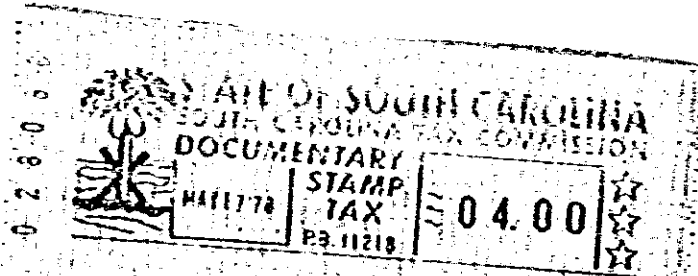
THIS MORTGAGE is made this 17 day of May 1978, between the Mortgagor, Leonard I. Dosch and Essie B. Dosch (herein "Borrower"), and the Mortgagee, POINSETT FEDERAL SAVINGS AND LOAN ASSOCIATION of Travelers Rest, a corporation organized and existing under the laws of U.S.A., whose address is 203 State Park Road, Travelers Rest, S. C. 29690 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Ten Thousand and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated May 17, 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 May 1, 1988;

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: in Bates Township, containing 8 acres, more or less, as shown on plat of Leonard I. and Essie B. Dosch recorded in plat book 4-W page 63, and having the following metes and bounds, to-wit:

Beginning at an iron pin in the center of Tubbs Mountain Road at a point 94.5 feet south of the property of Robert A. Harvey shown on plat book 4-H, page 161, and running thence along the center of Tubbs Mountain Road S 8-25 E 120 feet to an iron pin; thence along the center of said road S 04-44 W 110 feet to an iron pin; thence along the center of said road S 14-50 W 94 feet to an iron pin; thence along the Boyd and Margaret Bridgeman property S 85-50 W 1,127 feet to an iron pin; thence along McCall property N 19-29 W 270 feet to an iron pin; thence N 83-10 E 1,239 feet to the point of beginning.

This is the same property conveyed to us by Paul Hunt in deed book 960 page 645 recorded November 20, 1972.



which has the address of Tubbs Mountain Road Greenville
[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.

GCTO ----- 2 MAY 17 78 226

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