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MORTGAGE

DONNIE S. TANKERSLEY
R.M.C.

THIS MORTGAGE is made this 13th day of June 19. 78., between the Mortgagor, Robert W. Todd (herein "Borrower"), and the Mortgagee, POINSETT FEDERAL SAVINGS AND LOAN ASSOCIATION of Travelers Rest, a corporation organized and existing under the laws of, whose address is 203 State Park Road, Travelers Rest, S. C. 29690 (herein "Lender").

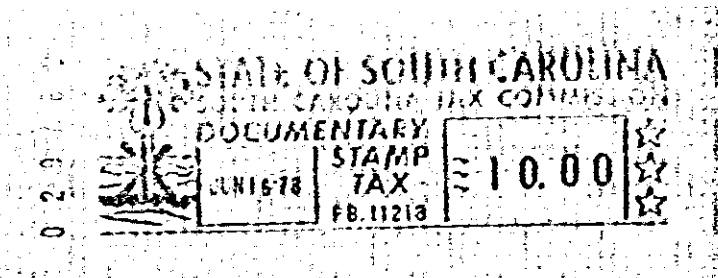
WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty-five Thousand and 00/100 (\$25,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated June 13, 1978 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on June 1, 1998;

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 certain piece, parcel, or lot of land, with the improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, on the southeast side of Pimlico Road, in the City of Greenville, being shown as Lot No. 508 on a plat of Section D, Gower Estates, made by H. C. Clarkson and R. K. Campbell, May 1964, recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book RR, Pages 192 and 193, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeast side of Pimlico Road at the joint front corner of Lots 507 and 508 and runs thence along the line of Lot 507, S. 87-25 E. 190 feet to a point in the center of a branch at the joint rear corner of Lots 507 and 508; thence along the center of said branch (the traverse line being S. 13-28 W. 133.4 feet) to a point in the center of said branch at the joint rear corner of Lots 508 and 509; thence along the line of Lot 509, N. 80-10 W. 157 feet, more or less, to an iron pin on the southeast side of Pimlico Road; thence along Pimlico Road, N. 2-35 E. 112 feet to the beginning corner.

Being the same property conveyed to the mortgagor by deed of Carolyn C. Mitchell, dated May 8, 1970 and recorded May 11, 1970 in the R.M.C. Office for Greenville County in Deed Book 889 at page 476.



which has the address of 448 Pimlico Road Greenville, South Carolina (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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