

GREENVILLE CO. S.C.

# MORTGAGE

Mail to:  
Family Federal Savings & Loan Assn.  
Drawer L  
Greer, S.C. 29651

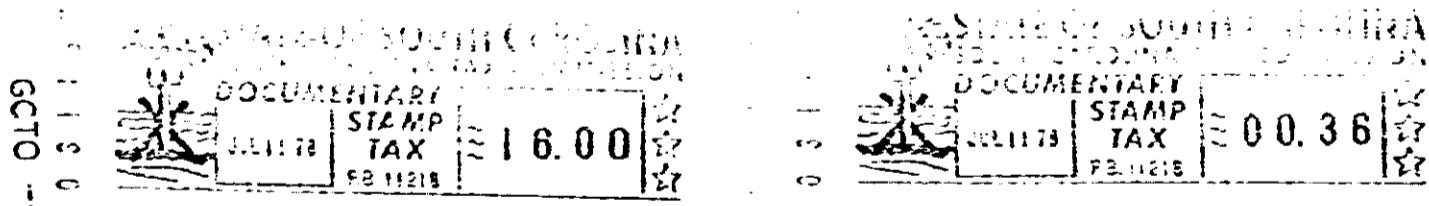
THIS MORTGAGE is made this tenth day of July, 1978, between the Mortgagor, ALBERT HAROLD JONES and GLORIA LEE JONES (herein "Borrower"), and the Mortgagee, Family Federal Savings & Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 713 Wade Hampton Blvd. Greer, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of FORTY THOUSAND, NINE HUNDRED AND NO/100ths Dollars, which indebtedness is evidenced by Borrower's note dated July 10, 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 July 1, 2008.

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 Chick Springs Township, about one-half mile northward from the City of Greer, lying on the southwesterly side of Memorial Drive Extension, and being a part of Lot No. 5 as shown on Plat No. 2 of the L. W. Jones Estate made by H. S. Brockman, Surveyor, May 24th 1951, recorded in the RMC Office for Greenville County in Plat Book T at page 362, and having the following metes and bounds:

BEGINNING on a nail and cap in the center of the said Memorial Drive Extension, joint corner of Lots No. 4 and 5 as shown on said plat and running thence with the common line of the said two lots S. 51-00 W. 33 feet to an iron pin on the right of way of the said Memorial Drive Extension, then continuing with the same course for a total distance of 216 feet to a point in the branch (iron pin back on line at 5 feet); thence down the said branch S. 18-27 E. 116.9 feet to a point in the said branch; thence N. 51-00 E. 5 feet to an iron pin on the northern bank of the branch, then continuing with the same course for a total distance of 246 feet to a point in the center of the said Memorial Drive Extension (iron pin back on line at 33 feet); thence with the center of the said Drive, N. 33-15 W. 110 feet to the beginning corner.

THIS is the identical property conveyed to the Mortgagors by deed of R. L. Gahagan and Betty S. Gahagan to be recorded of even date herewith.



which has the address of 609 Memorial Dr. Ext. Greer, S. C. 29651  
[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.

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