

301 College St.  
Greenville, S.C.

GREENVILLE CO. S.C.  
1978 10 30

1442 10 104

### MORTGAGE

THIS MORTGAGE is made this 25th day of August, 1978, between the Mortgagor, Patrick J. Holland and Nancy K. Holland, (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

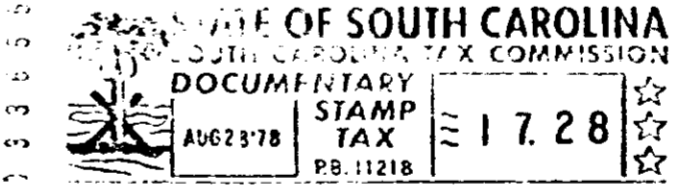
WHEREAS, Borrower is indebted to Lender in the principal sum of Forty-three Thousand, One Hundred, Fifty and No/100--- Dollars, which indebtedness is evidenced by Borrower's note dated August 25, 1978, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on September 1, 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:

ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, being shown as Lot 24 on plat of Heritage Hills, recorded in Plat Book YY at Page 187, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the northern side of Butler Springs Road at the joint front corner of Lot 23 and running thence with line of Lot 23 N. 9-45 W. 175 feet; thence S. 80-15 W. 105 feet to an iron pin at rear corner of Lot 24; thence with rear of Lot 24, N. 9-45 W. 170 feet to an iron pin on the northern side of Butler Springs Road; thence with the northern side of Butler Springs Road, N. 80-15 E. 105 feet to the beginning corner.

THIS being the same property conveyed to the mortgagors herein by deed of David W. Griffiths and Peggy K. Griffiths, of even date, to be recorded herewith.



which has the address of 822 Butler Springs Road, Greenville, (City)  
South Carolina (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, 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 seized 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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