

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

MORTGAGE

THIS MORTGAGE is made this 30th day of August, 1978, between the Mortgagor, Elaine S. Quinn (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 Thirty Thousand and NO/100-- Dollars, which indebtedness is evidenced by Borrower's note dated August 30, 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 February 1, 1994.

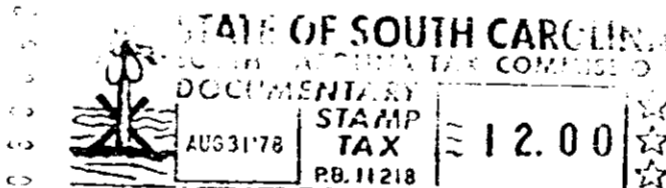
To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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 on the northern side of S. C. S. 23-169 in the County of Greenville, State of South Carolina, being shown and designated as Lot 6 on a plat of Forest View made by R. B. Bruce, Reg. Surveyor, April 9, 1971, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book MNM Page 77, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the northern side of S. C. S. 23-169, joint front corner of Lots 6 and 5, and running thence along the common line of said Lots N. 0-20 E. 350 feet to a point; thence along the rear line of Lot 17 S. 89-40 E. 282.7 feet to a point on the eastern side of Forest View Land; thence along Forest View Lane S. 9-35 W. 329.2 feet to a point; thence S. 49-58 W. 38.1 feet to a point on the northern side of S. C. S. 23-169; thence along S. C. S. 23-169 N. 89-40 W. 200 feet to the point of beginning.

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances easements and rights-of-way appearing on the property and/or of record.

This being the same property conveyed to the Grantor herein by deed of Paul Bruce Hunter recroded in Deed Book 1076 Page 909 in the R.M.C. Office for Greenville County, on April 11, 1978.



which has the address of Route #5, Tanyard Road Greenville, S. C. (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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