

FILED  
GREENVILLE CO. S. C.

# MORTGAGE

BOOK 1446 PAGE 122

THIS MORTGAGE is made this Twenty Ninth day of September, 1978, between the Mortgagor, James D. Revis (herein "Borrower"), and the Mortgagee, **POINSETT FEDERAL SAVINGS AND LOAN ASSOCIATION of Travelers Rest**, a corporation organized and existing under the laws of South Carolina, 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 One Thousand and no/100- (\$21,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated September 29, 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 October 1, 1999.

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 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, in O'Neal Township, containing one (1) acre, more or less, and being located on the northern side of Groce Meadow Road approximately two (2) miles northeast of Sandy Flat, and being bounded on the West by Paul Barbere, on the North and East by J. T. Collins, and on the South by said Road, and having the following metes and bounds, to-wit:

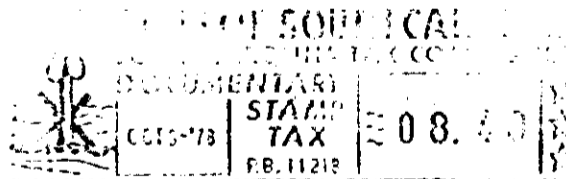
BEGINNING at an iron pin in the center of Groce Meadow Road, also referred to as May's Bridge Road, at the corner of Barbere, and running thence along the center of said Road, S. 70-30 E. 210 feet to an iron pin; thence N. 15-30 E. 210 feet to an iron pin; thence N. 70-30 W. 210 feet to an iron pin; thence S. 15-30 W. 210 feet to point of BEGINNING.

This conveyance is subject to all restrictions, zoning ordinances, setback lines, roads or passageways, easements and rights of way, if any, affecting the above described property.

This being the same property conveyed to the grantor herein, by Deed of Martha Gail Collins Mason and Martha Gail Jones to James D. and Mary Ann B. Revis, dated July 6, 1973, and recorded July 9, 1973, in Volume 978, at Page 554, in the R.M.C. Office of Greenville County, South Carolina, and Deed to be recorded of even date herewith.

Grantor's Address:

Groce Meadow Road  
Greenville, South Carolina 29690



which has the address of Groce Meadow Road, Greenville, South Carolina 29690 (herein "Property Address");  
(Street) (City) (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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