

FILED
GREENVILLE CO. S.C.
OCT 30 2 30 PM '78
DORRIS S. TAYLOR
C.L.O.

MORTGAGE

THIS MORTGAGE is made this 20th day of October, 1978, between the Mortgagor, Robert E. Scott and Martha B. Scott, (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").

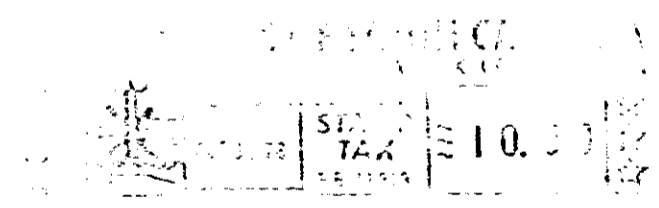
WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty-Five Thousand and No/100 (\$25,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated October 20, 1978, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on November 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 situate, lying and being in the State of South Carolina, County of Greenville, Chick Springs Township, on the northwestern side of Boling Road, being a portion of Lot No. 3 of the N.G. Boling Estate, and having, according to a plat entitled Property of Robert E. Scott and Martha B. Scott, recorded in the R.M.C. Office for Greenville County in Plat Book 6W, at Page 87, the following metes and bounds, to-wit:

Beginning at a point in Boling Road at its intersection with Brushy Creek Road and running thence along Brushy Creek Road N. 58-30 W. 110.8 feet to an iron pin; thence leaving Brushy Creek Road and running N. 23-30 E. 322 feet to an iron pin; thence turning and running N. 48-30 E. 180 feet to an iron pin; thence turning and running S. 41-15 E. 242 feet to a point in Boling Road; thence turning and running with Boling Road S. 48-30 W. 438.2 feet to the point of beginning.

This being the identical property conveyed to Robert E. Scott by deed of Martha E. Bost Scott, dated August 22, 1973 and recorded in Deed Book 982, at Page 625.



which has the address of Route 4, Boling Road, Taylors, South Carolina 29687 (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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