

FILED
GREENVILLE CO. S. C.

APR 18 10 46 AM '79

MORTGAGE

VOL 1463 PAGE 519

DONNIE S. TANKERSLEY

THIS MORTGAGE is made this 17th day of April, 1979, between the Mortgagor, Lonnie Ray Johnson and Sandra Faye C. Johnson (herein "Borrower"), and the Mortgagee, GREER FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of SOUTH CAROLINA, whose address is 107 Church Street, Greer, South Carolina 29651 (herein "Lender").

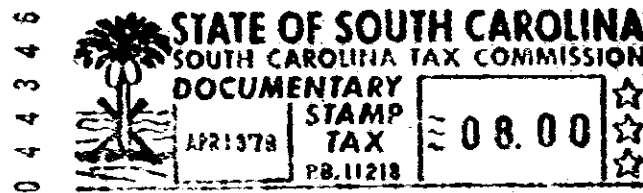
WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty Thousand and NO/100 \$20,000.00 Dollars, which indebtedness is evidenced by Borrower's note dated April 17 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on April 1, 2009;

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 parcel or lot of land, lying and being in the City of Greer, on the East side of the New Pelham Road, in Chick Springs Township of Greenville County, South Carolina, having the following courses and distances:

BEGINNING on an iron pin on the eastern margin of the New Pelham Road, corner of lot now or formerly owned by Clyde S. Cox and runs thence with the line of his property N. 77.30 E. 86.4 feet to an iron pin; thence N. 74 E. 63.1 feet to an iron pin; thence N. 7.00 W. 4 feet to an iron pin; thence N. 74.25 E. about 130 feet to an iron pin, formerly C. L. Coleman's corner; thence in a northerly direction 50 feet to an iron pin, corner of lot formerly owned by W. W. Cannon; thence S. 76 W. 209.8 feet to an iron pin; thence S. 80.28 W. 5.2 feet to an iron pin on the eastern edge of New Pelham Road; thence along the eastern margin of said road S. 0.30 W. 64 feet to the beginning corner.

This is the identical property conveyed to Lonnie Ray Johnson and Sandra Faye C. Johnson by deed of Robert G. Thackston on April 17, 1979, and duly recorded on April 18, 1979, in the R. M. C. Office for Greenville County in Deed Book 1100, at page 718.



GCTO -----2 AP18 79 742
GCTO -----2 AP18 79 743
3.5001
.1501

which has the address of 121 Poplar Drive, Greer, S. C. (City)
29651 (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.

0519

4328 RV-2