

MAY 2 2 33 PM '79

MORTGAGE

DONNIE S. TANKERSLEY

R.M.C.

THIS MORTGAGE is made this 1st day of May, 1979, between the Mortgagor, JAMES R. McLANE

(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").

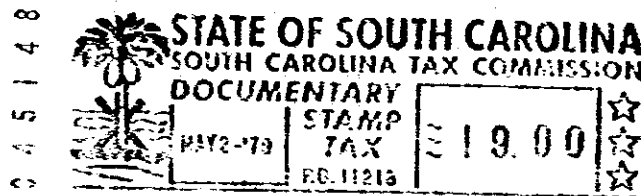
WHEREAS, Borrower is indebted to Lender in the principal sum of FORTY-SEVEN THOUSAND FIVE HUNDRED (\$47,500.00) Dollars, which indebtedness is evidenced by Borrower's note dated May 1, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on May 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 certain piece, parcel, or lots of land, situate, lying and being on the northern side of Confederate Circle, Taylors, South Carolina, being shown and designated as Lot 98 and part of Lots 101 and 102 on a Plat of Section III, SHEFFIELD FOREST, recorded in the RMC Office for Greenville County in Plat Book III, at Page 157, and having, according to said Plat, the following metes and bounds:

BEGINNING at an iron pin on Confederate Circle at the joint front corner of Lots 97 and 98 and running thence along Confederate Circle, S 84-00 W, 100 feet to an iron pin at the joint front corner of Lots 98 and 99; thence with the common line of said Lots N 06-00 W, 311.3 feet to an iron pin; thence turning and running S 64-08 E, 136.6 feet; thence S 55-02 E, 54 feet; thence S 06-00 E, 218.1 feet to the point of beginning.

This is the same property conveyed to the Mortgagor herein by deed of Michael D. Westbrook and Jane B. Westbrook, dated May 1, 1979, to be recorded simultaneously herewith.



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which has the address of 600 Confederate Circle Taylors, S. C. 29687
(Street) (City)
(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.

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