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DONNIE S. TANKERSLEY  
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# MORTGAGE

THIS MORTGAGE is made this 10th day of July, 1979, between the Mortgagor, Samuel King Jeffords, Jr. and Margaret Warner Jeffords (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 00/100-- Dollars, which indebtedness is evidenced by Borrower's note dated July 10, 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 July 1, 2004.

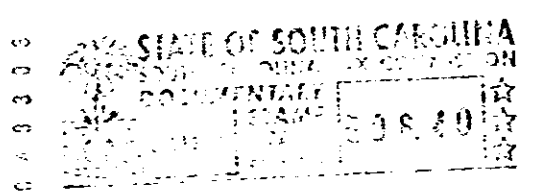
To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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 in Chick Springs Township, Greenville County, State of South Carolina, lying on the south side of a road up the north ridge of Paris Mountain and 171.5 feet north of water main right of way. Containing 8/10 acre, more or less, having the following metes and bounds:

Beginning at an iron pin near fork of roads and running thence S. 79-37 W. 64 feet to stake; thence N. 65-56 W. 60 feet to stake; thence N. 86-10 W. 60 feet to iron pin on road right of way; thence S. 15-10 W. 190 feet to iron pin; thence S. 80-53 E. 180 feet to iron pin; thence N. 14-07 E. 205.5 feet to beginning corner. A strip of land between last given property line and road is reserved for drainage and water line and other utilities.

This is the same property conveyed to the mortgagors by deed from E. P. Gravitt dated August 27, 1962 and recorded in the RMC Office for Greenville County in Deed Book 705 at page 256.

The mortgagee's address is: 203 State Park Road, Travelers Rest, SC 29690



which has the address of Kirberly Drive, Travelers Rest, (Street) (City)  
South Carolina 29690 (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 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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