

RECORDED
1979 JUL 26 PM 1:16
WALKERSLEY

1979 103

Mail to:
Family Federal Savings & Loan Assn.
Drawer L
Greer, S.C. 29651

MORTGAGE

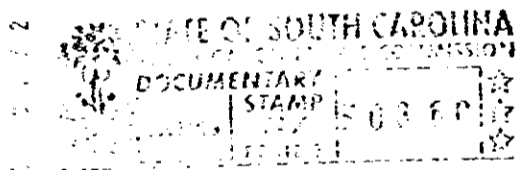
THIS MORTGAGE is made this 25th day of July 1979, between the Mortgagor, Preston J. Owens (herein "Borrower"), and the Mortgagee, Family Federal Savings & Loan Association (herein "Lender"), a corporation organized and existing under the laws of the United States of America, whose address is 713 Wade Hampton Blvd., Greer, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Nine Thousand and No/100 (\$9,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated 25 July 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 1 July 1984

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 Greenville County, State of South Carolina, located on the northern side of Ponder Road and being shown on plat made for Kenneth Howard by Piedmont Engineers & Architects, dated July 5, 1974, as recorded in Deed Book 1018, at Page 32, and being bounded on the west by lot conveyed to Kathy B. Hudson by deed recorded in Deed Book 1014, at Page 930, on the south by said road, on the north by Henson, on the east by Stubblefield, and having the following metes and bounds, to wit:

BEGINNING in the center of Ponder Road (pin set off 19 feet on north side of road) at a point 606.1 feet, more or less, west from S. C. Road 23-172 and running thence with the center of said road N. 79-02 W. 160 feet; thence N. 6-24 E. 800.64 feet to Henson property; thence S. 75-47 E. 155 feet; thence S. 5-58 W. 791.92 feet to the beginning corner and containing 2.87 acres, more or less. The within is the identical property heretofore conveyed to the mortgagor by deed of Betty Louise Taylor, now by marriage Betty Louise Taylor Grice, dated 25 July 1979, to be recorded herewith.



which has the address of Route #2, Ponder Road, Greer, South Carolina 29651 (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 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.

5070 1 JUL 26 79 1079

7.5001

0769

4328 RV.2