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STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

DONNIE S. TANKERSLEY
R.M.C.
FILED
AUG 23 1979
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P. O. Box 197
Anderson, S. C. 29622

MORTGAGE

THIS MORTGAGE is made this 21st day of August
19 79 between the Mortgagor, s. James Ricky Freeman and Brenda B. Freeman, of the County
of Greenville, State of South Carolina, (herein "Borrower"), and the Mortgagee,
Perpetual Building and Loan Association, a corporation organized and existing under the laws of the State of South
Carolina, whose address is 907 North Main Street, Anderson, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-two Thousand Ninety-six
and no/100 (\$32,096.00) dollars, which indebtedness is evidenced by Borrower's
note dated August 21, 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 September 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 repay-
ment 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 being known and designated as Lot 18,
containing 2.16 acres, according to a plat of Cannon Estates, Section II, prepared
by Charles K. Dunn and T. Craig Keith, R.L.S., dated February 8, 1979, and being
recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book 7-C, at
Page 14. BEGINNING on West Georgia Road and the property of Evens (U. S. Gov.
Watershed), and running thence N. 34-52 E. 359.61 feet to an iron pin in a stump
in the back of Lot 10; thence with said Lot, S. 27-43 E. 482.79 feet; thence with
Lot 17, S. 20-51 E. 84.95 feet; thence S. 39-09 W. 92.68 feet to West Georgia Road;
thence with said Road, N. 61°14 W. 405.36 feet to the beginning corner; and being
the same lot of land conveyed unto James Ricky Freeman and Brenda B. Freeman by
deed of Leroy Cannon Realty, Inc., dated March 21, 1979, recorded March 21, 1979,
in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 1098, at
Page 958.

which has the address of West Georgia Road, Simpsonville
(Greenville County) (State and Zip Code) (Street) (City)
South Carolina (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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