

NOV 16 2 16 PM '79

SONAL BANKERSLEY  
A.M.C.

**MORTGAGE**

BOOK 1488 PAGE 587

THIS MORTGAGE is made this 16 day of November 1979, between the Mortgagor, Paul E. and Tammy C. Goldsmith (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 Six Thousand and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated November 16, 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 December 1, 1989.

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 of that certain piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina, on Bates Road, near Marietta and having, according to a plat of property of Paul E. Goldsmith to be recorded herewith, dated November 2, 1979, by W.R. Williams, P.E. & L.S., the following metes and bounds, to-wit:

BEGINNING at an ON&C in the center of a public road, corner of property of Goldsmith, and running with center of said Road, S. 40-44 W 53 feet to an ON & C; thence, N. 66-15 W. 340.5 feet to an O.I.P.; thence N. 21-28 E. 80.3 feet to a nail; thence S. 61-32 E. 360 feet to the point of beginning and containing .52 acres.

This being the same property conveyed to the mortgagors herein by deed of George E. Smith, dated November 16, 1979 to be recorded herewith.

This conveyance is subject to all easements, rights of way or restrictions of record, on the plat or on the ground.

The mortgagors' address is Route 2, Box 445, Bates Road at Goldsmith Drive, Marietta, South Carolina 29661.

RECORDED  
INDEXED  
NOV 16 1979  
SOUTH CAROLINA  
COUNTY OF GREENVILLE

which has the address of Route 2, Bates Road at Goldsmith Drive Marietta, South Carolina 29661 (herein "Property Address");  
(Street) (City) (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.

0587

4328 RV-2