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SEN. J. B. BURNETT
R. M. C.

BOOK 1488 PAGE 926

MORTGAGE

THIS MORTGAGE is made this 20th day of November, 1979 between the Mortgagor, Charles Lykes, (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Forty-Three Thousand, Two Hundred and No/100 - (\$ 43,200.00) Dollars, which indebtedness is evidenced by Borrower's note dated November 20, 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, 2010.....;

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:

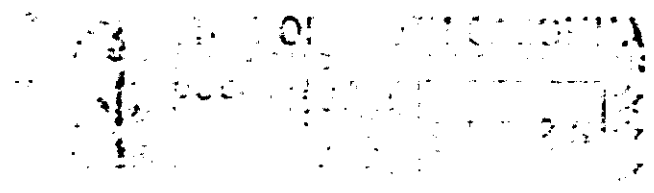
All that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, located South of Barker Road near Simpsonville, S. C., containing 4 acres, more or less, according to a plat entitled "Property of Charles N. Lykes and Margaret Lykes" prepared by Century Land Surveying Co. dated October 28, 1979, being recorded in the R. M. C. Office for Greenville County in Plat Book 74 at Page 53, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an old iron pin at the end of a dirt drive which connects the 4 acres to Barker Road, and running thence N. 48-55 E. 361.5 feet to a point; thence continuing to the center of a branch as the line; thence with center of said branch as the property line following the meanders thereof in a southeasterly direction, the chords of which are as follows: S. 48-25 E. 160 feet, S. 20-42 E. 80.4 feet, S. 24 E. 65 feet and S. 18-35 W. 64 feet; thence leaving the branch and running S. 51-40 W. approximately 499 feet to a point; thence N. 30-45 W. 145 feet to an old iron pin; thence N. 41-41 W. 159.1 feet to an old iron pin at the end of a 40-foot dirt drive that connects the property with Barker Road. The mortgagor further conveys all of his easement rights in and to a 40-foot wide dirt drive connecting the 4 acres to Barker Road. Said easement is an easement appurtenant and is a covenant running with the land as more fully appears in a conveyance of the same from John L. Redmond and Ora E. Redmond to the mortgagor by deed recorded in the R. M. C. Office for Greenville County in Deed Vol. 1116 at Page 73.

The above described property is the same conveyed to Charles Lykes by John L. Redmond and Ora E. Redmond by deed dated November 19, 1979 and recorded in the R. M. C. Office for Greenville County in Deed Vol. 1112, Page 686 and by additional deed dated November 19, 1979 now being recorded in the R. M. C. Office.

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which has the address of _____ Simpsonville
(Street) (City)
South Carolina (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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