

FILED
GREER CO. S. C.
SEP 29 2 04 PM '80
DONNIE S. TANKERSLEY
R.M.C.

1518 54
OFFICES OF TROUBLESHOOTING, P.A.
107 Church Street
Greenville, South Carolina 29601

MORTGAGE

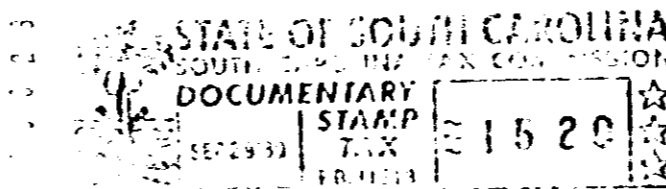
THIS MORTGAGE is made this 26th day of September, 1980, between the Mortgagor, Baird C. Newman and Margaret Ann Newman (herein "Borrower"), and the Mortgagee, GREER FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of SOUTH CAROLINA, whose address is 107 Church Street, Greer, South Carolina 29651 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty Eight Thousand and No/100 (\$38,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated September 26, 1980 (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, 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 in Chick Springs Township, County of Greenville, State of South Carolina, and containing 2.0 acres, more or less, on survey and plat entitled "Survey for Jesse Randall Eskew", prepared by Campbell & Clarkson, Surveyors, Inc., dated January 4, 1978 and recorded in Plat Book 6J at page 67, RMC Office for Greenville County. For a more complete description reference is hereby made to said plat.

This being the same property conveyed to Mortgagor by deed from Jesse Randall Eskew dated September 26, 1980, to be recorded herewith.



which has the address of Route 5, State Park Road Greenville (City)
(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 seised 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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