

FILED
GREENVILLE CO. S. C.
OCT 2 2 48 PM '80
DONNIE BANKERSLEY
R.M.C.

MORTGAGE

1134 779

THIS MORTGAGE is made this 1st day of October 1980, between the Mortgagor, F. Andrew Mitchell and Karen W. Mitchell (herein "Borrower"), and the Mortgagee, ANDERSON SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of Greenville, whose address is 605 North Main Street, Anderson, South Carolina 29621 (herein "Lender").

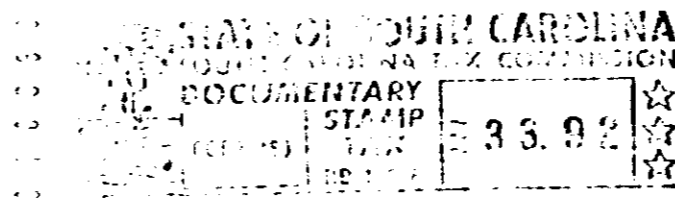
WHEREAS, BORROWER is indebted to Lender in the principal sum of Eighty four thousand eight hundred and 00/100 (\$84,800.00) Dollars, which indebtedness is evidenced by Borrower's note dated October 1, 1980 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on October 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 certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being at the northerly intersection of Sweetwater Road and Woody Creek Road, near the City of Greenville, South Carolina, being known and designated as Lot No. 411 on plat entitled "Map 3, Section 2, Sugar Creek," as recorded in the RMC Office for Greenville County, South Carolina, in PlatBook 7-X at page 2, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the westerly side of Woody Creek Road, said pin being the joint front corner of Lots 410 and 411 and running thence with the common line of said lots N. 88-18 W. 127.91 feet to an iron pin, the joint rear corner of Lots 411 and 412; thence with the common line of said lots S. 29-40-38 W., 117.69 feet to an iron pin on the northerly side of Sweetwater Road; thence with the northerly side of Sweetwater Road S. 60-19-22 E., 125 feet to an iron pin at the northerly intersection of Sweetwater Road and Woody Creek Road; thence with said intersection N. 73-30-23 E., 38.1 feet to an iron pin on the westerly side of Woody Creek Road; thence with the westerly side of Woody Creek Road N. 17-08 E., 137.26 feet to an iron pin; thence continuing with said lot N. 1-42 E., 18.37 feet to an iron pin, the point of beginning.

This is the same property conveyed to the mortgagors by deed of Cothran & Darby Builders, Inc. recorded in the RMC Office for Greenville County in Deed Book 1134 at page 726 on October 2, 1980.



which has the address of 201 Woody Creek Road Greer
(Street) (City)
South Carolina 29651 (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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