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DONNERSLEY

BOOK 1524 PAGE 702

MORTGAGE

THIS MORTGAGE is made this 17th day of November, 1980, between the Mortgagor, Gladys L. Haskins (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").

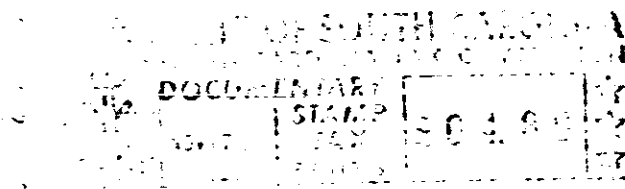
WHEREAS, Borrower is indebted to Lender in the principal sum of Twelve Thousand and 00/100 (\$12,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated November 17, 1980 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on November 1, 1995;

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 the state and county aforesaid, being known and designated as Lot Nos. 46 and 47, as shown on a plat of Pinewood Estates by H. S. Brockman, Surveyor, dated November, 1958, and recorded in the R.M.C. Office for Greenville County in Plat Book MM, at Page 55, and having according to said plat the following metes and bounds to-wit:

BEGINNING at an iron pin on county road now known as Wood Drive, joint front corner of Lot Nos. 45 and 46 and running thence along the common lines of said lots S. 16-35 E. 170 feet to an iron pin on rear line of Lot No. 38; thence running with the common rear line of Lots 46 and 47 and 38, 37, and 36, S. 73-25 W. 220.5 feet to the joint rear corners of Lots Nos. 36 and 47 on Earlene Drive; thence running 175.8 feet with the said Earlene Drive to an iron pin at the intersection of Earlene Drive and Wood Drive; thence N. 73-25 E. 176 feet along Wood Drive to the Beginning corner.

DERIVATION: Lot No. 46 conveyed to Grantor herein by Deed dated January 4, 1978 from E. P. McWhirter and Nell McWhirter and recorded on January 26, 1978 in Deed Volume 1072, Page 604; Lot No. 47 conveyed to Grantor herein by Deed dated December 14, 1977 from Emerson E. and Myrtle B. Smith and recorded on December 16, 1977, in Deed Volume 1070, at Page 323, R.M.C. Office for Greenville County, South Carolina.



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which has the address of Route 3, Earlene Drive, Taylors (City) S. C. 29687 (State and Zip Code) (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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