

LOVE, THORNTON, ARNOLD & THOMASON  
File # 27631 Any. DRM sec. JPT  
N. Owner Kenneth O. Turner  
Bk. Bk. # 239.2-3-14, 15

Mortgagee's Address: PO BX 969  
Greer, SC 29651

RECORDED  
CO. S. C.  
2  
MORTGAGE  
TANNERSLEY  
M.C.

BOOK 1526 PAGE 397

THIS MORTGAGE is made this 2nd day of December, 1980, between the Mortgagor, KENNETH O. TURNER

(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 FORTY-FIVE THOUSAND AND NO/100 (\$45,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated December 2, 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 December 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 those lots of land situate on the southeastern side of Cheryle Drive being shown as Lot 60 and Lot 61 on a plat of Palmetto Terrace Subdivision dated July 1, 1958, prepared by J. Mac Richardson, recorded in Plat Book QQ at page 13 in the RMC Office for Greenville County and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Cheryle Drive at the joint front corner of Lot 59 and Lot 60 and running thence with Lot 59 S 39-44 E 144.5 feet to an iron pin at the joint rear corner of Lot 59 and Lot 60; thence with Lots 17, 16 and 15 S 31-00 W 112.4 ft. to an iron pin at the joint rear corner of Lots 61 and 62; thence with Lot 62 N 64-14 W 174.1 feet to an iron pin on Cheryle Drive; thence with said drive N 37-80 E 69.4 feet to an iron pin; thence still with said drive N 46-08 E 75 feet to an iron pin; thence still with said drive N 51-16 E 35 feet to the point of beginning.

This is the same property conveyed to the mortgagor by deed of James B. Arrowood, et al, to be recorded herewith.

STATE OF SOUTH CAROLINA  
DOCUMENTARY  
STAMP  
21806

GC TO ----- 3 DE 3 80 751

which has the address of (Lots 60 and 61) Cheryle Drive Greenville  
(Street) (City)  
S. C. 29611 (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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