

MORTGAGEE'S ADDRESS
P. O. BOX 970
TRYON, NC 28782

FILED
S. C.
MORTGAGE
JAN 12 4 42 PM '83

BOOK 1591 PAGE 615

THIS MORTGAGE is made this 4th day of January, 1983, between the Mortgagor, LARRY P. HAMRICK AND MARGARET K. HAMRICK (herein "Borrower"), and the Mortgagee, TRYON FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of North Carolina, whose address is 109 S. TRADE ST., TRYON, NC (herein "Lender").

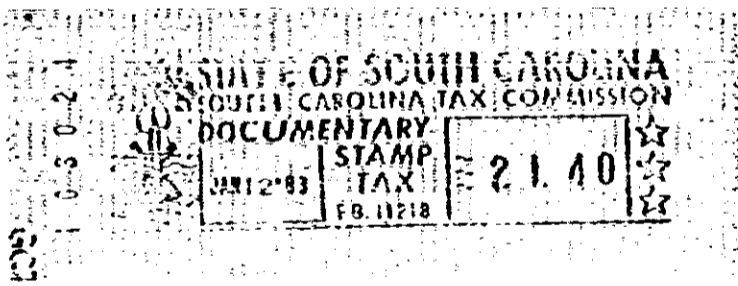
WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty-three thousand, four hundred ninety-one and 53/100 Dollars, which indebtedness is evidenced by Borrower's note dated (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on January, 1998.

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 all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Glassy Mountain Township, shown and designated as sixteen and six-tenths (16.6) acres on plat made for J. H. Young by W. N. Willis, Engineers, from field survey by S. D. Atkins made January 6, 1971, showing courses and distances as follows:

BEGINNING on an iron pin near center of S. C. Highway No. 11, about one-half mile west of Gowansville at Hyder's line and running with Highway No. 11 N. 74-40 W. 440 feet to an iron pin; thence N. 6-00 E. 1669 feet to an iron pin in Pace's line; thence with Pace line S 83-00 E. 440 feet to an iron pin in Hyder line; thence with Hyder line S 6-00 W. 1794 feet to the BEGINNING.

This is the same property conveyed to the mortgagor by Deed Book 906 at Page 639 in the RMC Office for Greenville County, said Deed being dated January 12, 1971 and recorded January 20, 1971.



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which has the address of Landrum, S.C. 29356 (City)
(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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