

FILED
GREENVILLE CO S.C.
MORTGAGE

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MAR 1 4 16 PM '83

DONNIE S. TANKERSLEY

THIS MORTGAGE is made this 28th day of February, 1983, between the Mortgagor, Jerry H. Revis (herein "Borrower"), and the Mortgagee, **POINSETT FEDERAL SAVINGS AND LOAN ASSOCIATION of Travelers Rest**, a corporation organized and existing under the laws of South Carolina, whose address is 203 State Park Road, Travelers Rest, S. C. 29690 (herein "Lender").

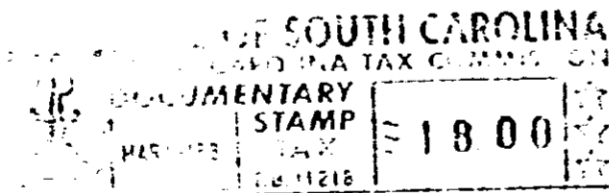
WHEREAS, Borrower is indebted to Lender in the principal sum of Forty-five Thousand and no/100 (\$45,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated February 28, 1983 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on March 1, 2013.

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 tract of land in O'Neal Township, containing 16.5 acres, on the eastern side of Langley Road, shown on plat entitled "Jerry Revis" recorded in the R.M.C. Office for Greenville County in Plat Book 4-S at page 58 and having according to said plat the following metes and bounds, to-wit: BEGINNING at an iron pin near the corner of property conveyed to Harold C. and Jeanne F. Revis (which iron pin is situate N. 22-50 E. 217.9 feet from the original corner of Harold C. and Jeanne F. Revis) and which iron pin is situate in the center of said road, and running thence S. 82-44 E. 149.3 feet to an iron pin; thence S. 1-18 E. 330 feet to an iron pin; thence S. 81-20 E. 215.3 feet to an iron pin; thence S. 21-05 E. 818 feet to an iron pin in the center of a County Road; thence along the center of said Road, N. 20-30 E. 540 feet to an iron pin; thence continuing with the center of said County Road, N. 20-30 E. 361 feet to an iron pin; thence N. 41-40 W. 1156 feet to an iron pin in the center of Langley Road (which iron pin is situate 125 feet South of U. S. Highway 290); thence along the center of Langley Road, the following courses and distances, to-wit: S. 26-30 W. 162 feet to an iron pin; S. 18-40 W. 372 feet to an iron pin; S. 22-50 W. 69.9 feet to the point of beginning and being a portion of the property conveyed to Harrison W. Revis in Deed Book 546, page 510.

This conveyance is subject to the easement to draw water from a well, granted by Harrison W. Revis to Harold C. and Jeanne F. Revis in Deed Book 694 page 380 and to all restrictions zoning ordinances, setback lines, roads or passageways, easements and rights of way, if any affecting the above-described property.

This conveyance is the identical property conveyed to Jerry H. Revis and Brenda L. Revis by deed of Harrison W. Revis on November 29, 1972 and recorded on November 30, 1972 in Deed Book 961 at page 575 and same conveyed to Jerry H. Revis by deed of Brenda L. Revis on February 28, 1983 and recorded Mar. 1, 1983 in Deed Book 1183 at page 445 in the R.M.C. Office for Greenville County.



which has the address of Styles Road Travelers Rest, SC 29690 (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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