

FILED GREENVILLE CO. S.C. MORTGAGE

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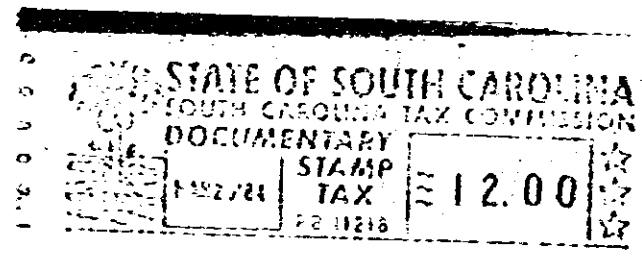
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THIS MORTGAGE is made this 16th day of March 19. 84., between the Mortgagor... Darrell Keith Witt and Alice Ann Hinds Witt (formerly Alice Ann Hinds).....(herein "Borrower"), and the Mortgagee, WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of the United States of America, whose address is 206 South Main Street, Woodruff, S. C. 29388 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty Thousand and no/100. (\$30,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated March 16, 1984 (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, 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 piece, parcel or lot of land lying, being and situate on the North side of the Suber Road, in County and State aforesaid, containing Three and two-hundredths (3.02) acres, more or less, and having the following courses and distances, to-wit: Beginning at an old Iron Pin on the North side of said road and running thence N.14-35 E.250.2 feet to an old Iron Pin, thence N.58-30 W.197.1 feet to an old Iron Pin, thence N.14-28 E.77.1 feet to an old Iron Pin, thence N.66-04 E.450 feet to an Iron Pin, thence S.15-12 W.435.55 feet to an Iron Pin, thence S.05-50 W.205.22 feet to an Iron Pin on the North side of the Suber Road, thence with the North side of said road N.83-22 W.191.78 feet to the beginning point. This being the same property which was conveyed to mortgagors herein by Ernestine H. Donnan by deed recorded in the R. M. C. Office for said County on June 29, 1983 in Deed Book 1191, page 328. For a more particular description see plat prepared for mortgagors herein by Wolfe & Huskey, Inc., Engineering and Surveying, dated April 19, 1983 and which plat has been recorded in said R. M. C. Office in Plat Book 9 U, page 80. Said lot is also shown on plat prepared for Ernestine H. Donnan by Wolfe & Huskey, Inc., Engineering and Surveying, dated April 19, 1983 and which plat will be recorded forthwith in said R. M. C. Office.



which has the address of Suber Road, Greer, S. C. 29651 (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 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.