

GREENVILLE, S.C. MORTGAGE

APR 2 2 21 PM '84

THIS MORTGAGE is made this 29th day of March 1984, between the Mortgagor, BILLY A. DOSTER and TWILA DOSTER (herein "Borrower"), and the Mortgagee, Alliance Mortgage Company, a corporation organized and existing under the laws of The State of Florida, whose address is Post Office Box 4130, Jacksonville, Florida 32231 (herein "Lender").

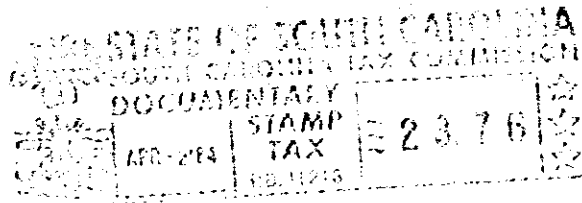
WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty-nine Thousand, Three Hundred, Fifty and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated March 29, 1984 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on April 1, 2014;

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 situate, lying and being on the eastern side of Idonia Drive, in the County of Greenville, State of South Carolina, being shown and designated on plat entitled "Rosewood Park, Lot 6, Property of Ralph E. McClain & Jean M. McClain", prepared by Freeland & Associates, dated September 13, 1982, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron nail on Idonia Drive and running thence N. 40-54 E. 40.14 feet to an iron nail on Ikes Road; thence turning and running along Ikes Road, N. 75-03 E. 55.0 feet to an old iron pin; thence leaving said road and running S. 15-00 E. 153.1 feet to an old iron pin; thence turning and running S. 74-40 W. 138.7 feet to an old iron pin on Idonia Drive; thence with Idonia Drive, N. 6-00 E. 140.8 feet to an iron nail, the point of beginning.

THIS being the same property conveyed to the mortgagors herein by deed of Ralph E. McClain, Jr. and Jean McClain, of even date, to be recorded herewith.



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which has the address of #1 Idonia Drive, Taylors, South Carolina 29687 (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.

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