

MORTGAGE

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THIS MORTGAGE is made this 26th day of April 19 84., between the Mortgagor, Cherri L. Langston (herein "Borrower"), and the Mortgagee HERITAGE FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of the United States of America, whose address is 201 West Main Street, Laurens, S. C. 29360 (herein "Lender").

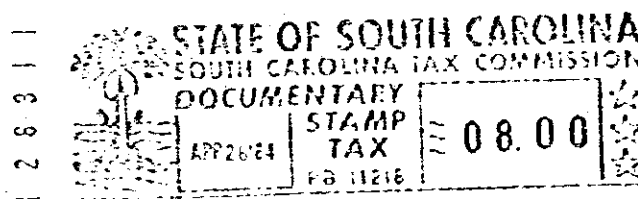
WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty Thousand and No/100 (\$20,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated April 26, 1984 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on April 1, 2004

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, with all buildings and improvements, situate, lying and being on the northern side of McCall Road, in Austin Township, Greenville County, South Carolina, being a portion of 13.24 acres, more or less, as shown on a plat of the property of Robert R. Bishop, recorded in the RMC Office for Greenville County, S. C. in Plat Book B, page 35, and being shown as part of Tract 4B on a plat of a survey for Jimmy C. Langston, made by Freeland and Associates, Engineers, dated November 10, 1983, recorded in the RMC Office for Greenville County, S. C. in Plat Book 10-L, page 183, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of McCall Road at the corner of Tract 5 and running thence N. 9-58 W. 323.63 feet to an iron pin; thence N. 87-50 E. 250.06 feet to an iron pin; thence along the line of Tract 4C, S. 52-20 W. 269.72 feet to an iron pin; thence S. 9-58 E. 163.40 feet to an iron pin in McCall Road; thence with the northern side of McCall Road, S. 74-06 W. 8.99 feet to the point of beginning.

The above described property is a portion of the same conveyed to Cherri L. Langston by deed of Jimmy C. Langston, recorded in the RMC Office for Greenville County, S. C. in Deed Book 1167, page 300, on May 21, 1982.



which has the address of McCall Road, Simpsonville, S. C. 29681 (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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