

MORTGAGE

THIS MORTGAGE is made this 16th day of May, 1984, between the Mortgagor, ALBERT G. PERRON and NORMA L. PERRON (herein "Borrower"), and the Mortgagee, ALLIANCE MORTGAGE COMPANY, a corporation organized and existing under the laws of Florida, whose address is P. O. Box 2139, Jacksonville, Florida 32232 (herein "Lender").

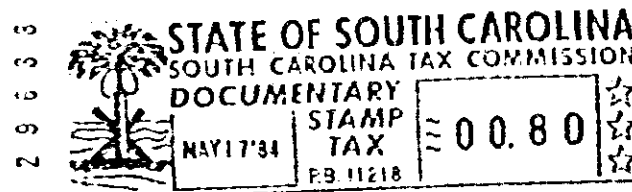
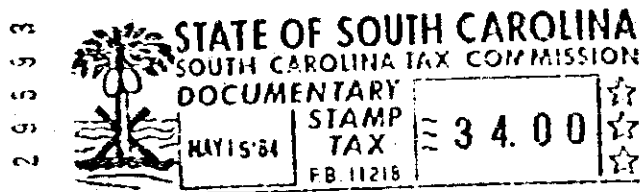
WHEREAS, Borrower is indebted to Lender in the principal sum of Eighty-Seven Thousand and No/100 (\$87,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated May 16, 1984 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on June 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 westerly side of Chestnut Oaks Circle in the County of Greenville, State of South Carolina, being shown and designated as Lot No. 122 on a plat of Holly Tree Plantation Subdivision, Phase III, Section II, dated April 3, 1979, prepared by Piedmont Engineers, Architects and Planners, recorded in the RMC Office for Greenville County, S. C. in Plat Book 7-C, at Page 27, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the western side of Chestnut Oaks Circle, at the joint front corner of Lots Nos. 121 and 122, and running thence with the joint line of said lots, N. 80-04 W. 176 feet to an iron pin at the joint rear corner of Lots Nos. 121 and 122; thence with the line of Lot No. 119, S. 69-07 W. 30 feet to an iron pin at the joint rear corner of Lots Nos. 122 and 123; thence with the joint line of said lots, S. 43-04 E. 184.48 feet to an iron pin on Chestnut Oaks Circle; thence with said Circle, the following courses and distances: N. 42-57 E. 69 feet; thence N. 26-05 E. 61 feet to an iron pin; thence N. 09-04 E. 10 feet to the point of beginning.

This is the identical property conveyed to the Mortgagors herein by deed of Franklin Enterprises, Inc., dated May 16, 1984, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1212, at Page 788, on May 17, 1984.



which has the address of 205 Chestnut Oaks Circle Simpsonville,
(Street) (City)
S. C. 29681 (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 seized 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.

L-6-6-7008 W-11801

0080

4328-172