

MORTGAGE

This form is used in connection with mortgages insured under the one- to four-family provisions of the National Housing Act.

FILED GREENVILLE S.C. STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE SEP 23 3 32 PM '84 TO ALL WHOM THESE PRESENTS MAY CONCERN:

VOL 1679 PAGE 984

VOL 1683 PAGE 107

MALINDA M. POULOS

of hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto ALLIANCE MORTGAGE COMPANY, FLORIDA CORPORATION

organized and existing under the laws of FLORIDA, hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of FORTY FOUR THOUSAND THREE HUNDRED TWENTY TWO AND NO/100 Dollars (\$ 44,322.00).

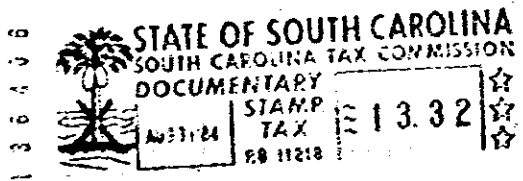
with interest from date at the rate of THIRTEEN AND ONE-HALF per centum ( 13.50 %) per annum until paid, said principal and interest being payable at the office of ALLIANCE MORTGAGE COMPANY POST OFFICE BOX 2259 in JACKSONVILLE, FLORIDA 32232 or at such other place as the holder of the note may designate in writing, in monthly installments of FIVE HUNDRED SEVEN AND 93/100 Dollars (\$ 507.93 ) commencing on the first day of OCTOBER, 19 84, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of SEPTEMBER, 2014.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell, and release unto the Mortgagee, its successors and assigns, the following-described real estate situated in the County of GREENVILLE State of South Carolina:

ALL that certain piece, parcel or lot of land, situate, lying and being in the State of South Carolina, County of Greenville, containing 2.53 acres as shown on a plat prepared by Freeland & Associates, dated August 30, 1984, entitled, "Property of Malinda M. Poulos" recorded in the RMC Office for Greenville County in Plat Book 10-T, Page 71, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an railroad spike in the center of Buncombe Road and running thence along the property now or formerly owned by Clyton N. & Christina Pitchure and property now or formerly owned by Jack & Alice Lyda S 65-37 W for a total distance of 1137.64 feet to an iron pin in the center of a county road; thence turning and running along said county road N 0-44 E 147.59 feet to an iron pin; thence turning and running N 72-25 E for a total distance of 597.11 feet to an iron pin; thence running N 55-26 E for a total distance of 443.88 feet to a railroad spike in the center of Buncombe Road; thence turning and running with the center of said road S 42-06 E 148.50 feet to the POINT OF BEGINNING.

This being the same property conveyed to Mortgagors herein by deed of Dorris Donald Fleming, Charles D. Fleming and Ronald F. Fleming to be recorded of even date herewith.



Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever. The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof. The Mortgagor covenants and agrees as follows: 1. That he will promptly pay the principal of and interest on the indebtedness evidenced by the said note, at the times and in the manner herein provided. Privilege is reserved to pay the debt in whole, or in an amount equal to one or more monthly payments on the principal that are next due on the note, on the first day of any month prior to maturity; provided, however, that written notice of an intention to exercise such privilege is given at least thirty (30) days prior to prepayment.