

MORTGAGE

1398 911

THIS MORTGAGE is made this 26th day of May 1977 between the Mortgagor, Premier Investment Co., Inc. (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings & Loan Association a corporation organized and existing under the laws of United States of America whose address is 1500 Hampton Street Columbia, South Carolina (herein "Lender").

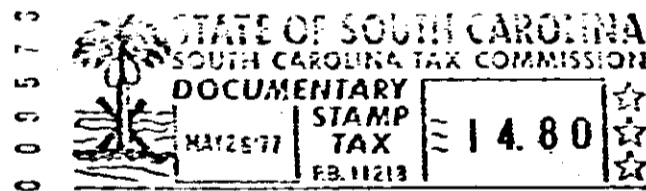
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-seven Thousand and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated May 26, 1977 in "Note", providing for monthly installments of principal and interest with the balance of the indebtedness, if not sooner paid, due and payable on January 1, 2007

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 _____, State of South Carolina:

All that piece, parcel or lot of land lying in the State of South Carolina, County of Greenville, shown as Lot 18 on plat of Devenger Place, Section 7, recorded in Plat Book 5 P at page 3 and having, according to said plat, the following courses and distances:

BEGINNING at an iron pin on Richfield Terrace with intersection of Hudson Farm Road and running thence with curve, S. 35-58 E. 27.6 feet to an iron pin; thence with Hudson Farm Road, S. 11-33 W. 70.5 feet and S. 0-25 W. 58.9 feet to an iron pin; thence along the rear line of Lot 18, S. 86-11 W. 91.6 feet to an iron pin, joint rear corner of Lots 17 and 18; thence with joint line of said lots, N. 3-49 W. 150 feet to an iron pin on Richfield Terrace; thence with said Terrace, N. 86-11 E. 100 feet to the point of beginning.

Being the same property conveyed by Devenger Road Land Company, a Partnership, by deed recorded May 26, 1977.



which has the address of Lot 18 Devenger Place, Section 7, Greer, S. C. (Street) (City) (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.

Vertical stamp on the right margin with the number 9911.

Vertical stamp on the right margin with the number 4328 RV.21.