

MORTGAGE

THIS MORTGAGE is made this 6 day of September, 19 78,
between the Mortgagor, **ROBERT F. POWELL AND CATHERINE S. POWELL**
(herein "Borrower"), and the Mortgagee, **GREER FEDERAL SAVINGS AND LOAN ASSOCIATION**, a corporation organized and existing under the laws of **SOUTH CAROLINA**, whose address is 107 Church Street, Greer, South Carolina 29651 (herein "Lender").

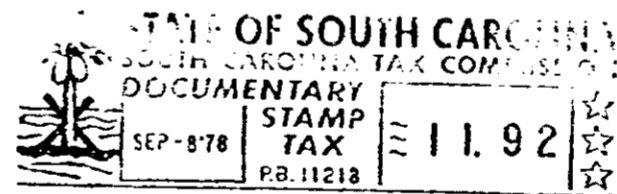
WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty Nine Thousand Seven Hundred Fifty and 00/100 (~~(\$29,750.00)~~) Dollars, which indebtedness is evidenced by Borrower's note dated September 6, 1978 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on March 1, 2008.

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 located in the County of Greenville, State of South Carolina, and being known and designated as Lot No. 15 of Henderson Forest Subdivision, a plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book 4-R at Page 41, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Eastern edge of Lindmont Drive at the joint corner of Lots 15 and 14, and running thence N. 81-12 E. 95.5 feet to a point; thence with the line of Lot 13, N. 80-24 E. 95 feet to a point in the joint rear corner of Lots 12, 13, 15 and 10; thence with the line of Lot 10, N. 17-37 W. 75 feet to a point; thence with the line of Lot 16, S. 76-04 W. 134.9 feet to a point on Lindmont Drive; thence with Lindmont Drive, the following courses and distances: S. 34-22 W. 55.9 feet to a point; S. 7-48 W. 11.6 feet to a point; S. 5-56 W. 15 feet to a point, the point of beginning.

BEING the same property conveyed to the Mortgagors herein by deed of William B. Jones, said deed being dated of even date and recorded in the R.M.C. Office for Greenville County in Deed Book 1086 at Page 982.



which has the address of Lot 15, Henderson Forest
(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 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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