

FILED
GREENVILLE, S.C.

MORTGAGE

JAN 31 11 PM '80

THIS MORTGAGE is made this 31st day of January 19.80, between the Mortgagor, David L. Reveal and Judith A. Reveal (herein "Borrower"), and the Mortgagee, Family Federal Savings & Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 713 Wade Hampton Blvd. Greer, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty-six Thousand Five Hundred and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated January 31, 1980 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on February 1, 1995.

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, with all improvements thereon, situate, lying and being in the City of Greer, Greenville County, South Carolina, at the northeastern corner of the intersection of Church Street and North Miller Street, and having such metes and bounds as is shown on a plat thereof entitled "Property of Lillian F. Smith Estate" dated September 28, 1979, prepared by John A. Simmons, R.L.S., recorded in the R.M.C. Office for Greenville County in Plat Book 7-U at page 10, reference to which is hereby craved for a more particular description thereof.

For derivation of title see deeds from the heirs of Lillian Farley Smith, deceased, recorded herewith.

STATE OF SOUTH CAROLINA
DOCUMENTARY
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which has the address of 116 West Church Street, Greer South Carolina 29651 (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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