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DONNIE R. HERSLEY  
R.M.C.

# MORTGAGE

THIS MORTGAGE is made this 29th day of August 1983, between the Mortgagor, Michael R. Ward and Betty C. Ward (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").

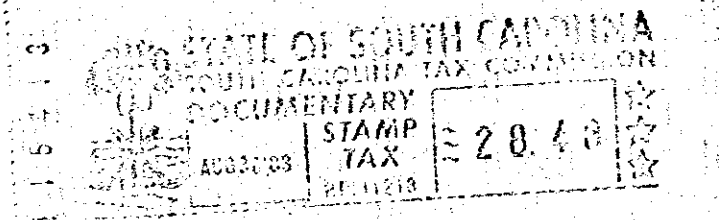
WHEREAS, Borrower is indebted to Lender in the principal sum of Seventy-one Thousand Two Hundred and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated August 29, 1983 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on September 1, 2013;

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 piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 280 of a Subdivision known as Canebrake III according to plat thereof prepared by Arbor Engineering, Inc. dated November, 1980 being recorded in the RMC Office for Greenville County in Plat Book 7-X at Page 87 and Plat Book 7-X at Page 97 (revised) and according to a more recent plat entitled "Canebrake Phase 3; Lot 280 Property of Betty C. Ward and Michael R. Ward" by Freeland & Associates dated August 25, 1983 having the following metes and bounds:

BEGINNING at an old iron pin on Ticonderoga Drive at a point which is 379.5 feet plus or minus from Kings Mtn. Drive and running thence N. 71-52 E. along the line of Lot 279 125.26 feet to an old iron pin; thence turning and running along the lines of Lots 273 and 272 S. 18-08 E. 96.0 feet to an old iron pin; thence turning and running along the line of Lot 281 S. 71-52 W. 125.26 feet to an old iron pin on Ticonderoga Drive; thence turning and running along said street N. 18-08 W. 96.0 feet to an old iron pin, the point of beginning.

This being the same property conveyed to the Mortgagors herein by deed of Phil L. Alldredge and Cathryn C. Alldredge dated August 29, 1983 and recorded in the Greenville County RMC Office in Deed Book 1195 at Page 341.



which has the address of 109 Ticonderoga Drive 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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