

MORTGAGE

THIS MORTGAGE is made this 28th day of October, 1975,
between the Mortgagor, Lena Mae Foster

and the Mortgagee, W. W. McEachern (herein "Borrower"),
organized and existing under the laws of _____, a corporation
is 17 E. Hillcrest Dr., Greenville, S. C. (herein "Lender").

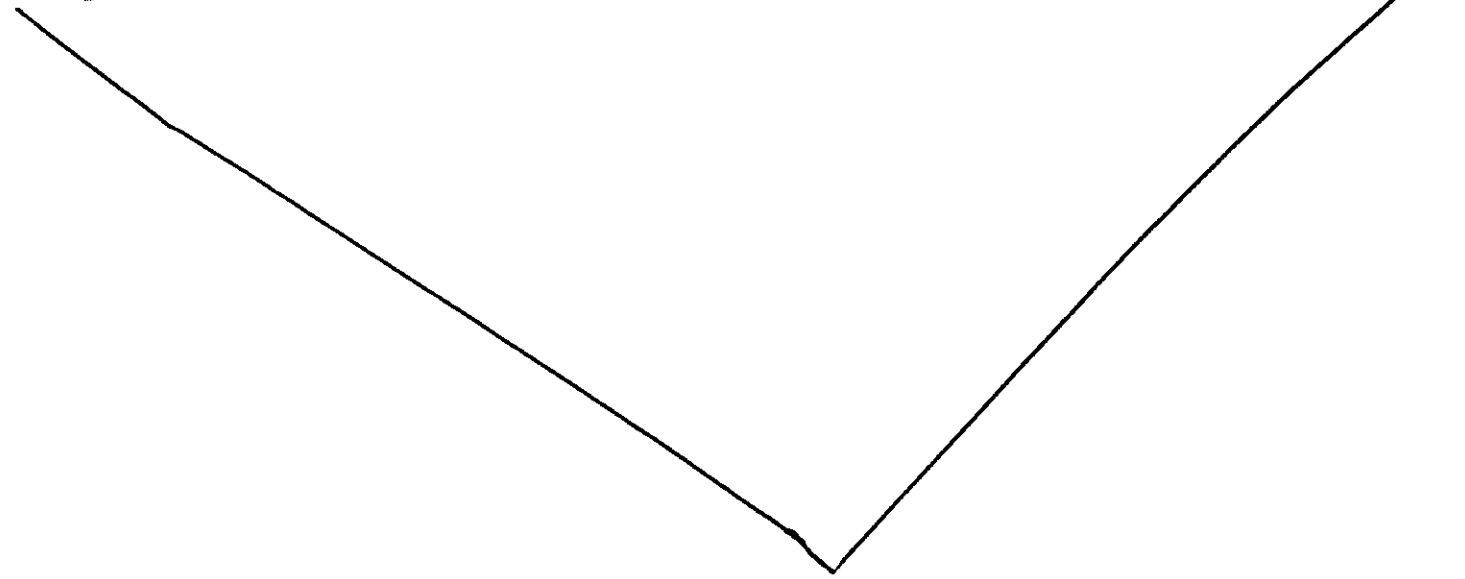
WHEREAS, Borrower is indebted to Lender in the principal sum of Two thousand
five Hundred Dollars, which indebtedness is evidenced by Borrower's note of
even date herewith (herein "Note"), providing for monthly installments of principal and interest,
with the balance of the indebtedness, if not sooner paid, due and payable on _____

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, or
hereafter constructed thereon, situate, lying and being in the State of South Carolina,
County of Greenville, on the southwestern side of Worley Road, being shown as Lot No. 2
on plat of property of P. L. Bruce, recorded in Plat Book W, Page 171, and having ac-
cording to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Worley Road, at the joint front
corner of Lots Nos. 1 and 2, and running thence with line of Lot No. 1, S. 34-55 W.
154 feet to an iron pin in line of Lot No. 3; thence with line of lot No. 3, N. 55-05
W. 70 feet to an iron pin at the corner of Lot No. 26; thence with line of said lot,
N. 34-55 E. 145.3 feet to a point on Ray Street; thence with the southern side of Ray
Street, N. 74-E. 28.3 feet to an iron pin on Worley Road; thence with the southeastern
side of Worley Road in a southeasterly direction 53.1 feet to the point of beginning.

Being the same property conveyed to the mortgagor by deed recorded in Deed Book 666
at Page 200, R.M.C. Office for Greenville County.



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, appur-
tenances, 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 Mort-
gage; and all of the foregoing, together with said property (or the leasehold estate in the event 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 easements and restrictions listed in a schedule of exceptions to coverage in any title
insurance policy insuring Lender's interest in the Property.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. Payment of Principal and Interest. Borrower shall promptly pay when due the principal of and interest on the indebtedness
evidenced by the Note, prepayment and late charges as provided in the Note, and the principal of and interest on any Future
Advances secured by this Mortgage.

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