

FILED
GREENVILLE CO. S. C.
JUL 13 10 03 AM '76
DORRIS S. TANKERSLEY
R.M.C.

MAIL BOX 1372 MAIL 519
Mail to:
Family Federal Savings & Loan Assn.
Drawer L
Greer, S.C. 29651

MORTGAGE

THIS MORTGAGE is made this 13th day of July
19 76, between the Mortgagor, Danny Lee Smith And Shirley U. Smith
Savings & Loan Association (herein "Borrower"), and the Mortgagee Family Federal
the United States of America, a corporation organized and existing
under the laws of the United States of America, whose address is #3 Edwards Bldg.,
600 N. Main St., Greer, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Sixteen thousand & no/100
00 Dollars, which indebtedness is evidenced by Borrower's note
dated July 13, 1976 (herein "Note"), providing for monthly installments of principal and interest,
with the balance of the indebtedness, if not sooner paid, due and payable on First, September, 1996

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: designated as 5.8 acres on a plat of the Property of the Estate of
J. H. Glenn, made by Terry T. Dill, dated June 19, 1969, and revised April 22, 1976 to
survey the 5.8 acre lot. AND ALSO an easement over the 12.4 acre tract of land con-
sisting of a 30 foot driveway have such metes and bounds as are shown on said plat.
Said plat being recorded in RMC Office for County and State in Plat Book 5 T at page
31, reference to which is hereby made for a more complete description as to metes
and bounds, and having according to said plat, the following, to-wit:

BEGINNING at iron pin corner of Taber line and 12.4 acre remaining tract and runs
thence N. 65-50 E. 1101 feet to stone, old marker; and continuing with same line
N. 65-50 E. 210 feet to iron pin on line of Bishop property; thence with line of
Thackston property S. 44-34 W. 988 feet to iron pin; thence along line of 12.4 acre
tract N. 84-47 W. 287.9 feet to iron pin; thence N. 56-57 W. 256.3 feet to iron pin
and the point of beginning, containing 5.8 acres, more or less,
AND ALSO that thirty (30) foot right of way as shown on said plat.
Subject to all restrictions, zoning ordinances, set back lines, roadways, easements
and rights of way, of record, if any.

Same property conveyed to Danny Lee and Shirley U. Smith by deed of Marion L. Smith,
recorded June 1, 1976, in Deed Book 1037 at page 228.



which has the address of Route 3 Travelers Rest,
S. C. 29690 (herein "Property Address");
[State and Zip Code] [Street] [City]

To HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the improve-
ments 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.

0548

4328 RV-2J