

MAR 31 12 08 PM '77  
DONNIE S. TANKERSLEY  
R.H.C.

# MORTGAGE

THIS MORTGAGE is made this 31 day of March, 19 77,  
between the Mortgagor, s Dennis Hugh Gibson and Carolyn Rejeana McCoy Gibson  
(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 Thirty One Thousand Nine Hundred Fifty (\$31,950.00) Dollars, which indebtedness is evidenced by Borrower's note dated March, 1977 (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, 2006;

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: O'Neal Township, located about 1/4 miles north from Greer, S. C., on the northeast side of Gap Creek Road and being shown on plat of property made for Dennis H. Gibson by Terry T. Dill, surveyor, dated Nov. 12, 1976, recorded in deed book 1046 page 785, Greenville County R. H. C. Office, and having the following metes and bounds, to wit:

Beginning at a bolt in the center of Gap Creek Road, which point is 670 feet east from Old Highway No. 14 at corner of lot of Joseph Martin Price and Drenda Margaret Gibson and running thence along this line N. 41-50 E., 348 feet to old pin; thence S. 16-55 E., 322 feet to pin; thence S. 41-50 W., 191 feet to center of Gap Creek Road (pin set back at 34 feet); thence with the center of said road N. 46-10 W., 275 feet to the beginning corner and containing 1.70 acres, more or less.

This is the same conveyed to the within mortgagors by Darwin H. Gibson by deed recorded Nov. 24, 1976 in deed book 1046 page 784, Greenville County R. H. C. Office.

5  
0  
3  
2  
1  
1  
8  
7  
1  
0

3  
5  
0  
M



which has the address of Rt. 2 Greer  
(Street) (City)  
S. C., 29651 (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 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.

4328 RV-2