

GREENVILLE CO. S. C.  
MAY 13 10 54 AM '77  
RECORDED

# MORTGAGE

THIS MORTGAGE is made this 13th day of May, 1977, between the Mortgagor, Judy Collins Wilson (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 Nineteen Thousand Five Hundred and no/100ths (\$19,500.00) Dollars, which indebtedness is evidenced by Borrower's note dated May 13, 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 May, 2002;

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 Greenville County, South Carolina, being known and designated as Lot No. 38, Geaniel Caldwell property, plat of which is recorded in the R. M. C. Office for Greenville County, in Plat Book X, at Page 1, and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Ashmore Street at the joint front corner of Lots 37 and 38 and running thence with the joint line of said lots, N. 78 E., 176 feet to an iron pin; thence S. 10 E., 70 feet to an iron pin at the joint rear corner of Lots 38 and 39 and running thence with the joint line of said lots S. 78 W., 176 feet to an iron pin on the northeastern side of Ashmore Street and running thence with the said side of Ashmore Street N. 10 W., 70 feet to an iron pin the point of beginning.

This is the same property conveyed to the mortgagor herein by the deed of Donald M. and Janice J. Morrow of even date herewith.

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which has the address of 206 Ashmore Street Greer  
(Street) (City)  
South Carolina 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.

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