

MORTGAGEE'S ADDRESS:  
P.O. BOX 4130  
Jacksonville, Florida 32231

AMC# 314398

# MORTGAGE

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THIS MORTGAGE is made this 30th day of May, 19 84, between the Mortgagor, GILBERT J. NIEVES AND DONNA L. NIEVES (herein "Borrower"), and the Mortgagee, Alliance Mortgage Company, a corporation organized and existing under the laws of Florida, whose address is P.O. Box 4130 Jacksonville, Florida 32231 (herein "Lender").

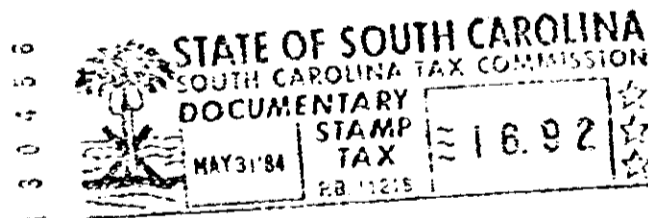
WHEREAS, Borrower is indebted to Lender in the principal sum of FORTY-TWO THOUSAND THREE HUNDRED AND NO/100 Dollars, which indebtedness is evidenced by Borrower's note dated May 30, 1984 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on June 1, 2014.

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 situate, lying and being in the County of Greenville, State of South Carolina, and being shown and designated as Block Book Sheet T11-1-2 and T11-1-20 and being further shown on a plat of Property of Gilbert J. Nieves and Donna L. Nieves recorded in Plat Book 10-6, at Page 19, RMC Office, Greenville County, South Carolina, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on Highland Avenue, said point being 460 feet more or less northwest of the intersection of E. Main Street and running thence N. 77-20 W. 80.82 feet to a point; thence continuing N. 67-51 W. 85.2 feet to a point; thence running N. 27-23 E. 181.03 feet to a point; thence running S. 64-32 E. 83.86 feet to a point; thence continuing S. 63-05 E. 60.12 feet; thence running S. 20-25 W. 157.20 feet to the point of beginning.

Derivation: Deed Book 1213, Page 912 - James W. Goode and Annie Mae S. Goode 5/30/84



which has the address of Highland Avenue, Route 3, Taylors, S. C. 29687 (herein "Property Address");  
[Street] [City] [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 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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