

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

MORTGAGE

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THIS MORTGAGE is made this 31st day of MAY, 1984 between the Mortgagor, LARRY DALE GIBSON (herein "Borrower"), and the Mortgagee, ALLIANCE MORTGAGE COMPANY, a corporation organized and existing under the laws of the State of Florida, whose address is 25 West Forsyth Street, P. O. Box 4130, Jacksonville, Florida, 32231 (herein "Lender").

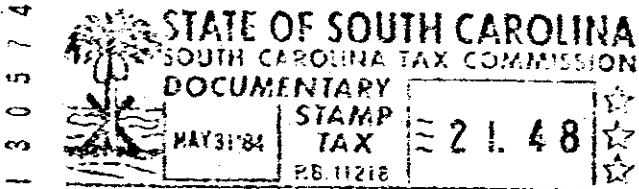
WHEREAS, Borrower is indebted to Lender in the principal sum of FIFTY-THREE THOUSAND, SIX HUNDRED FIFTY AND NO/100 (\$53,650) Dollars, which indebtedness is evidenced by Borrower's note dated May 31, 1984 (herein "Note"), providing for monthly installments of principal and interest, with the balance 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 with the buildings and improvements thereon, lying, being and situate on the Southerly side of Buist Avenue, in the City of Greenville, S. C., being known and shown as an unnumbered lot on a Revised Plat of Property of W. L. Gassaway, dated June, 1928, and recorded in the RMC Office for Greenville County, S. C., in Plat Book I, at page 80, and having, according to said Plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin which is S. 79-25 E., 315.0 feet from the intersection of Townes Street and Buist Avenue, and running thence with the Southerly side of Buist Avenue, S. 79-25 E., 60.0 feet to corner of property, now or formerly, owned by L. O. Patterson; thence S. 10-28 W., 160.4 feet to an iron pin in rear line of Lot 1; thence with line of Lot 1, N. 78-52 W., 60.0 feet to an iron pin; thence N. 10-28 E., 159.8 feet to an iron pin, the POINT OF BEGINNING.

This is the identical property conveyed to the Mortgagor herein, Larry Dale Gibson, by Deed of even date herewith, May 31, 1984, recorded in the RMC Office for Greenville County, S. C., on May 31, 1984, in Deed Book 1214, at Page 29, from Alan S. Gill.



which has the address of 29. Buist. Avenue, Greenville, South Carolina 29607 (herein "Property Address");

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.