

FILED
GREENVILLE CO. S.C.

MORTGAGE

Mail to 1401 289
Family Federal Savings & Loan Assn.
Drawer 1
Greer, S.C. 29651

THIS MORTGAGE is made this 16th day of June 1977, between the Mortgagor, Mitchell H. Bridwell (herein "Borrower"), and the Mortgagee, Family Federal Savings & Loan Association, 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 Twenty-six Thousand and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated June 16, 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, 1997;

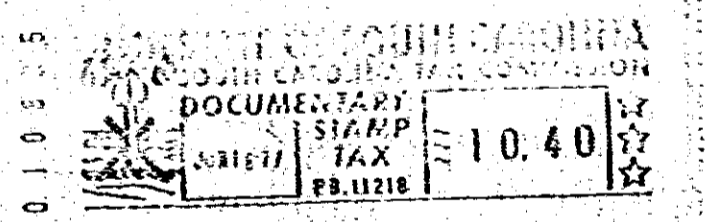
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To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance 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 parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, Oneal Township, about two miles northwest of Greer, on the south side of River Road, being shown as containing 1.92 acres, on a plat of property prepared for Mitchell Bridwell by John A. Simmons, Surveyor, dated March 3, 1975, recorded in Plat Book 5-K, at Page 76, and according to said plat having the following metes and bounds:

BEGINNING at an iron pin in the center of River Road, and running thence S. 10-03 E. 102.8 feet to an iron pin; thence, S. 18-48 E. 186.1 feet to an iron pin, corner of property now or formerly of Carl W. Loftis; thence with the line of Loftis, N. 89-09 W. 320 feet to an iron pin; thence, N. 24-09 W. 225.1 feet to a pin in center of River Road; thence with the center of said road as follows: N. 67-51 S. 110.6 feet to a bend; thence N. 83-38 E. 233.1 feet to the point of Beginning.

The within property is the same property conveyed to the mortgagor herein by that certain deed of Eddie E. Pollard, dated March 5, 1975, and recorded in the Office of the RMC for Greenville County, South Carolina on March 6, 1975, in Deed Book 1015, at Page 341.



which has the address of . . . Route 7, River Road, Greer, South Carolina, 29651.
(Street) (City)
..... (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 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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