

107 Church Street, Greenville, S.C. Box 969, Greer, South Carolina 29651

FILED
Aug 15 12 15 PM '77
DONNIE S. TANKERSLEY
R.M.C.

BOOK 1407 PAGE 30

MORTGAGE

THIS MORTGAGE is made this 15th day of August, 19 77, between the Mortgagor, C. NEAL UNDERWOOD AND KAY C. UNDERWOOD (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").

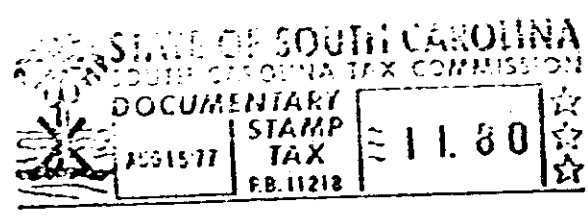
Whereas Borrower is indebted to Lender in the principal sum of TWENTY-NINE THOUSAND FOUR HUNDRED FIFTY AND NO/100 (\$29,450.00) Dollars, which indebtedness is evidenced by Borrower's note dated August 15, 1977 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on August 1, 2007

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 all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, Chick Springs Township, on the east side of Memorial Drive Extension, about one-half mile northward from the City of Greer, and being, Lot No. 14 on Plat No. 2 of the property of the L. W. Jones Estate by H. S. Brockman, Surveyor, dated May 24, 1951, recorded in Plat Book "T", Page 362, R. M. C. Office for Greenville County, and having the following courses and distances, to-wit:

BEGINNING at a point in the center of Memorial Drive Extension, corner of Lots Nos. 13 and 14, and running thence along the line of said lots, N. 54-37 E. 173.8 feet to a stone; thence N. 35-45 W. 268 feet to the corner of Lot No. 15; thence along the line of said lot, S. 56-57 W. 165.6 feet to a point in the center of Memorial Drive Extension; thence along said Drive, S. 34 E. 273.5 feet to the beginning corner.

Derivation: Deed Book 1062, Page 535 - Lee Edward Thomason, Jr. and Phyllis C. Thomason 8/15/77



which has the address of 618 Memorial Drive Extension Greer, S. C. (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.

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