

GREENVILLE CO. S. C.
Mortgagee's Address: - 23 South Main Street, Travelers Rest, S. C. 29690

OCT 6 4 05 PM '77

DONNIE S. TANKERSLEY
R.H.C.

MORTGAGE

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THIS MORTGAGE is made this 6th day of October 1977, between the Mortgagor, Michael Danny Sandlin (herein "Borrower"), and the Mortgagee, TRAVELERS REST FEDERAL SAVINGS & LOAN ASSOCIATION, a corporation organized and existing under the laws of South Carolina, whose address is 23 S. Main St. P. O. Box 455, Travelers Rest, S. C. (herein "Lender").

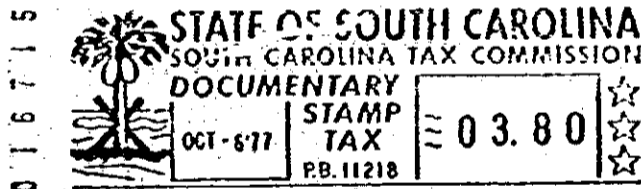
WHEREAS, Borrower is indebted to Lender in the principal sum of Nine Thousand Five Hundred and No/100ths (\$9,500.00) Dollars, which indebtedness is evidenced by Borrower's note dated October 6, 1977 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on November 1, 1992; with interest thereon at the rate of nine (9%) per cent per annum and monthly payments of \$96.36 commencing November 1, 1977.

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 located in O'Neal Township, Greenville County, South Carolina on the west side of McElheney Road and joining lands of Terry T. Dill, Beaty Styles, Eunice Andrea and other lands of grantor and containing 1.4 acres more or less and having the following metes and bounds, to-wit:

BEGINNING at corner of Beaty Styles Lot #1 and running thence N. 48-08 W. 412 feet to an iron pin on branch; thence with the branch as the property line N. 52-43 E. 149.5 feet to an iron pin at the corner of Lot 3; thence S. 48-08 E. 395 feet to an iron pin on bank of road (new S. C. Highway #23-139); thence along highway S. 50-45 W. 150 feet to the point of beginning.

This is the same property acquired by the mortgagor through the Will of James Angus Sandlin, who died on March 2, 1977, and whose Will was probated in the Probate Court of Greenville County, South Carolina, as found in Apartment 1458, File 7.



which has the address of Dill Road Taylors (Street) (City) S. C. 29687 (State and Zip Code) (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 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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