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DONNIE S. TANKERSLEY

MORTGAGE

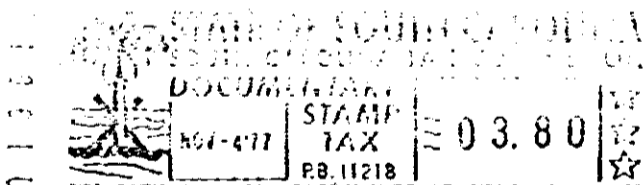
1114 PAGE 946
Family Federal Savings & Loan Assn.
Drawer L
Greer, S.C. 29651

THIS MORTGAGE is made this Second day of November, 1977, between the Mortgagor, Gordon E. Mason & Cheryl A. Mason (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, 713 Wade Hampton Blvd. Greer, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Nine thousand five hundred and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated November 2, 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, 1997;

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 place, parcel or lot of land, with all improvements thereon, or to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, near the City of Greenville, on the West side of Bahan Street, and being known and designated as a part of Lot No. Seventeen (17) on Plat No. 2 of the W. S. Bradley property as shown on plat prepared by Dalton and Neves, dated April, 1945 and which plat has been recorded in the R. M. C. Office for said County in Plat Book O, page 169, and being more particularly described as follows, to-wit: Beginning at a point on the West side of said street and which point is N. 0-42 W. 61.3 feet from an Iron Pin located at the joint front corner of Lots Nos. 17 and 18 as shown on said plat, and running thence from said point and with the West side of said street N. 0-42 W. 61.4 feet to a Pin at the joint corner of Lots Nos. 3 and 17 as shown on said plat, thence S. 82-40 W. 201.8 feet to the joint rear corner of Lots Nos. 1 and 2 as shown on said plat, thence S. 0-42 E. 53 feet to a point, thence in an Easternly direction and in a straight line 200 feet, more or less, to the beginning point. This being a part of the property conveyed by Luthi Construction Co. by deed recorded in Deed Book 932 at page 535 in said Office, to Perry S. Luthi, as Trustee for Kull Trust, and conveyed by Perry S. Luthi, as Trustee for Kull Trust, to Gordon E. and Cheryl A. Mason by deed of even date to be recorded herewith.



which has the address of 409 Bahan Street, Taylors, South Carolina 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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