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DONNE S. TANKERSLEY
R.M.C.

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MORTGAGE

THIS MORTGAGE is made this 14 day of April, 1978, between the Mortgagor, Ralph Hollen Orr (herein "Borrower"), and the Mortgagee, POINSETT FEDERAL SAVINGS AND LOAN ASSOCIATION of Travelers Rest, a corporation organized and existing under the laws of The State of South Carolina, whose address is 203 State Park Road, Travelers Rest, S. C. 29690 (herein "Lender").

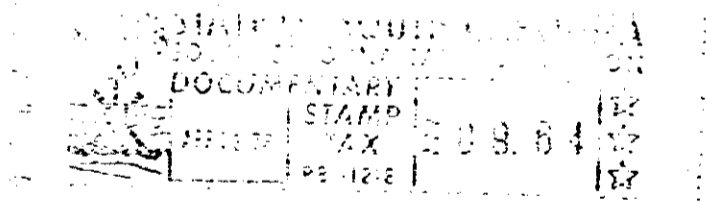
WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty Four Thousand One Hundred and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated April 14, 1978 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on April 1, 1998.

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: in Paris Mountain Township, lying on a county road and containing .94 acres and .46 acres according to plats made by J. C. Hill, L.S. in 1949 and 1954, and described as follows:

.94 Acres: BEGINNING at a nail and cap in the county road and running thence with the line of other property of the grantees herein S. 8 W., 22.6 feet to an iron pin; thence S. 41-30 E., 208.9 feet to an iron pin; thence along other property of the grantor, N. 8 E., 237.3 feet to an iron pin; thence still with other property of grantor, N 48 W., 200 feet to the beginning corner.

.46 Acres: BEGINNING at a nail and cap in the county road and running thence with the center line of said road S. 50 E., 102.3 feet to a stake; thence still with said road, S. 89 E., 85.8 feet to a stake; thence still with center of said road, N. 46 E., 117.48 feet to a stake; thence leaving said road and running S. 8 W., 222.6 feet to an iron pin; thence N. 48 W., 307.5 feet to an iron pin; thence N. 47 E., 36.96 feet to beginning.

This is the identical property conveyed to the mortgagor by deed of Bryson and Mary Alice Tipton to be recorded of even date herewith.



which has the address of Route # 7 Viewmont Road Greenville,
[Street] [City]
South Carolina (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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