

MAY 12 11 34 AM '78

MORTGAGE
DONNIE S. TANKERSLEY
R.M.C.

THIS MORTGAGE is made this 11TH day of MAY 1978, between the Mortgagor, DAVID F. MILLER AND PATRICIA L. MILLER, (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 1500 Hampton Street, Columbia, South Carolina (herein "Lender").

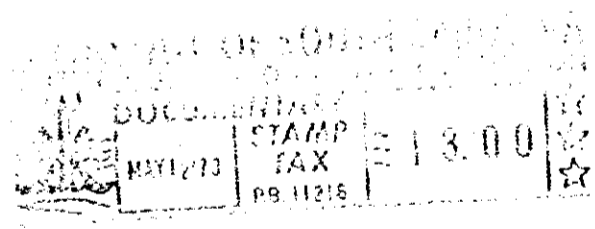
WHEREAS, Borrower is indebted to Lender in the principal sum of THIRTY-TWO THOUSAND FIVE HUNDRED (\$32,500.00) Dollars, which indebtedness is evidenced by Borrower's note dated MAY 11, 1978, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on JUNE 1, 2008.

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 tract of land containing .85 acres, more or less, situate, lying and being on the Northern side of Woodruff Road, near the City of Greenville, County of Greenville, State of South Carolina, and having, according to a plat entitled Property of R. M. Miller, dated January 4, 1977, prepared by Clifford C. Jones, RLS, the said plat being recorded in the RMC Office for Greenville County in Plat Book _____ at Page _____, the following metes and bounds, to-wit:

BEGINNING at an ip on the Northern side of Woodruff Road at the joint front corner of Lots 1 and 2 and running thence with the line of Lot No. 2 N. 2-37 W. 190.9 ft. to a point; thence N. 75-00 E. 230 ft. to an ip; thence S. 14-22 W. 214 ft. to an ip on Woodruff Road; thence along said Woodruff Road S. 75-00 W. 166 ft. to the point of beginning.

THIS being the same property conveyed to the Mortgagors herein by a certain deed of Richard M. Miller and Marion K. Miller dated April 20, 1978, and thereafter filed in the RMC Office for Greenville County in Deed Book 1077 at Page 936 on April 27, 1978.



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which has the address of ROUTE 5, BOX 378, SIMPSONVILLE, S. C. 29681, (herein "Property Address");

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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."

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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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