

JUL 13 12 25 PM '78

MORTGAGE

JOHNIE S. TANKERSLEY
R.M.C.

THIS MORTGAGE is made this 13th day of July, 19 78,
between the Mortgagor, Mendel T. Hawkins

(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").

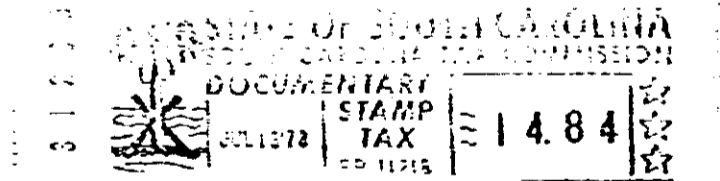
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-Seven Thousand One Hundred (\$37,100.00) Dollars, which indebtedness is evidenced by Borrower's note dated July, 1978 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on July 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 parcel or lot of land in Oneal Township of Greenville County, South Carolina, located 2.5 miles north of the City of Greer, near the Mosteller Mill, containing 0.73 acre of land, more or less, and being shown as Lots No. 39 and 40A on a plat of the property made for Mendel T. Hawkins by Wolfe & Huskey, Inc., dated November 3, 1977, having the following metes and bounds:

BEGINNING at an iron pin on the east side of Lee Circle at the corner of Lots 42 and 39 and running south 84° 52 mins. east for a distance of 74.9 feet with the line of Lots 39 and 42 to an old iron pin; thence, north 59° 19 mins. east for a distance of 55.5 feet with the line of Lots 42 and what was formerly Lot 40 to an old iron pin; thence, north 22° 31 mins. west for a distance of 177.5 feet to an old iron pin on the north side of Laurel Lane; thence, with the said street south 67° 29 mins. west for a distance of 190 feet to an old iron pin; thence, north 53° 31 mins. west for a distance of 41.2 feet to an old iron pin on the east side of Lee Circle; thence, with said street north 05° 29 mins. east for a distance of 191.4 feet to an old iron pin, the point of beginning.

This being ~~a portion of~~ the same property conveyed to the mortgagors herein by deed of Leroy J. Crowley and Shelby Jean Crowley, dated 13th day of July, 1978, and recorded in Deed Book 1083, page 42, R.M.C. Office for Greenville County.



which has the address of Holiday Estates, Lee Circle and Laurel Lane, Greer,
(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 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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