

GREENVILLE CO. S. C.
JUL 13 2 34 PM '78
DUNNIE S. TANNERBLEY
R.H.C.

BOOK 1438 PAGE 486

MORTGAGE

THIS MORTGAGE is made this 18TH day of JULY, 1978, between the Mortgagor, GLEN W. ROSS, (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").

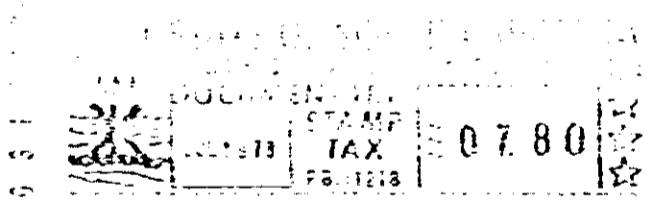
WHEREAS, Borrower is indebted to Lender in the principal sum of NINETEEN THOUSAND FIVE HUNDRED AND NO/100THS (\$19,500.00)ollars, which indebtedness is evidenced by Borrower's note dated JULY 18, 1978, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on AUGUST 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:

ALL that certain piece, parcel or lot of land, situate, lying and being in Greenville County, South Carolina, containing .86 acres, more or less, according to a plat of Glen W. Ross prepared by Jones Engineering Service on December 15, 1977, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an ip on the Western side of Boiling Springs Road and running thence with the property of Ansel J. Ross, Sr., S. 89-38 W. 250 ft. to an ip; thence N. 0-02 W. 146.6 ft. to an ip; thence N. 88-50 E. 250 ft. to an ip on Boiling Springs Road; thence S. 0-02 E. 150 ft. along said road to the point of beginning.

THIS being the same property conveyed to Glen W. Ross by a certain deed of Ansel J. Ross dated July 18, 1978, and thereafter filed on the same date in the RMC Office for Greenville County in Deed Book 1093 at Page 364.



which has the address of ROUTE 4, BOILING SPRINGS ROAD, GREER, SOUTH CAROLINA
[Street] [City]
29651 (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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