

GREENVILLE CO. S. C. MORTGAGE

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THIS MORTGAGE is made this 25 day of August 1978, between the Mortgagor, WAYNE A. STONE AND SHARON S. STONE (herein "Borrower"), and the Mortgagee, POINSETT FEDERAL SAVINGS AND LOAN ASSOCIATION of Travelers Rest, a corporation organized and existing under the laws of the United States of America, whose address is 203 State Park Road, Travelers Rest, S. C. 29690 (herein "Lender").

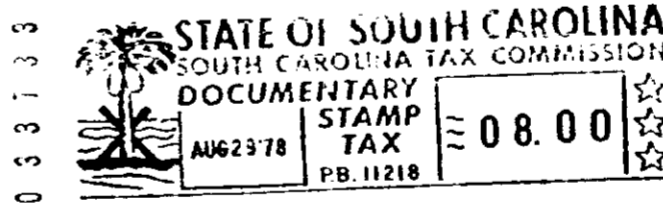
WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty Thousand and 00/100 (\$20,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated August 25, 1978 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on February 1, 1999;

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 located in the County of Greenville, State of South Carolina, and lying and being in O'Neal Township, on Robertson Road, and containing two acres, more or less, according to a plat of property entitled "Wayne A. Stone Property" by Terry T. Dill, dated August 1, 1972, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point in the center of Robertson Road, which point is the Southeast corner of other property belonging to Wayne A. Stone, and running thence S. 19-50 W. 130 feet to a point in the center of Robertson Road; thence with the center of Robertson Road, S. 04-12 W. 381 feet to an iron pin; thence N. 21-40 E. 300 feet to an iron pin; thence with the line of other property of Wayne A. Stone, S. 61-35 E. 315 feet to the point of beginning.

BEING a portion of the same property conveyed to the Mortgagors herein by deed of Pauline P. McKinney, said deed being dated April 30, 1973 and recorded in the R.M.C. Office for Greenville County in Deed Book 974 at Page 41.



which has the address of Robertson Road (Street) (City) (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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