

FILED
GREENVILLE CO. S. C.
APR 12 2 38 PM '79
CONNIE S. TINKERSLEY
R.M.C.

PLEASE MAIL MORTGAGE

THIS MORTGAGE is made this 11th day of April, 1979, between the Mortgagor, JIMMY LAMAR JOHNSON and NEAL M. JOHNSON (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 Nine Thousand and no/100ths Dollars, which indebtedness is evidenced by Borrower's note dated April 11, 1979 (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, 2009;

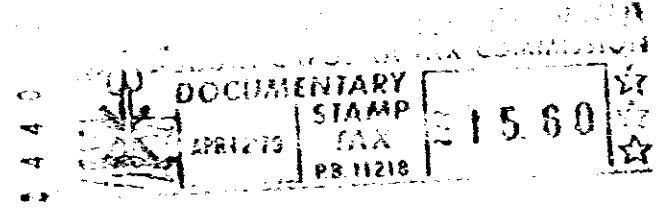
To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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 Chick Springs Township, on the northerly side of Old Chick Springs Road, now Fairview Road, and having the following metes and bounds:

BEGINNING at an iron pin on the north side of the said Old Chick Springs Road, now Fairview Road, former or present corner of Mike Miller and J. E. Broadnax, and running thence N. 57-10 E. 399 feet to a point in the center of said road; thence continuing with the center of said road, N. 56-20 E. 79 feet to a point in center of said road; iron pin on north bank of road; corner of land now or formerly owned by G. B. Harrill; thence N. 11-15 W. 362.5 feet to an iron pin, corner of Harrill lot; thence S. 75-15 W. 142 feet to an iron pin on line of Broadnax's property; thence with said property line S. 18-10 W. 613 feet to the beginning corner, containing 2.67 acres, more or less, inclusive of road area.

ALSO, all of that other parcel or lot of land adjoining the aforesaid tract; having the following metes and bounds:

BEGINNING at an iron pin on corner of above described lot and property now or formerly of Bud Miller, and running thence with the above lot S. 75-15 W. 142 feet to an iron pin on Hawkins line; thence with Hawkins line N. 18-10 E. 197 feet to an iron pin, Mack Hawkins corner; thence S. 26-44 E. 169 feet to the beginning corner, containing .27 of an acre, more or less.

THIS is the identical property conveyed to the Mortgagors by deed of Robert S. Wilson and Margaret M. Wilson to be recorded of even date herewith.



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which has the address of Route 3, Fairview Road, Taylors, S. C. 29687 (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 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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