

JUN 15 11 01 AM '79

MORTGAGE

DONNIE S. TANKERSLEY

THIS MORTGAGE is made this 15th day of June 1979, between the Mortgagor, GLEN O. LINCOLN and LINDA E. LINCOLN (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings & Loan Association, a corporation organized and existing under the laws of United States of America, whose address is Hampton Street Columbia, South Carolina (herein "Lender").

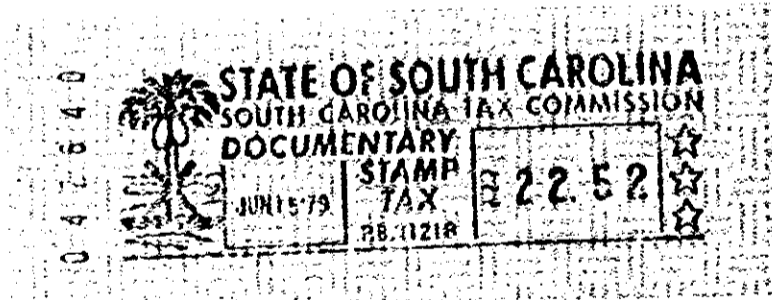
WHEREAS, Borrower is indebted to Lender in the principal sum of FIFTY-SIX THOUSAND TWO HUNDRED FIFTY & NO/100 (\$56,250.00) Dollars, which indebtedness is evidenced by Borrower's note dated June 15, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on July 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:

ALL that certain piece, parcel or lot of land being known and designated as Lot No. 56, Section 1 of Subdivision known as POINSETTIA, said Subdivision being situated within the corporate limits of the Town of Simpsonville, Plat of said Subdivision being recorded in the R.M.C. Office for Greenville County in Plat Book BBB, at Page 103, and having the following metes and bounds, to-wit:

BEGINNING at a point on the Southern edge of Eastview Circle at the joint front corner of Lots 56 and 57 and running thence S. 1-25 E. 204.6-feet to a point; thence N. 83-0 E. 100.6-feet to a point; thence N. 1-25 W. 195.2-feet to a point; thence S. 88.35 W. 100-feet to the point of beginning.

This being the same property conveyed to the mortgagors by deed of John Courtney Bowers and Marcie J. Bowers being recorded herewith; and being conveyed to John Courtney Bowers and Marcie J. Bowers by deed of Roger W. Alewine and Anne S. Alewine as recorded in the R.M.C. Office for Greenville County in Deed Book 1044, at Page 29 on October 4, 1976.



which has the address of 106 Eastview Drive Simpsonville, South Carolina 29681 (herein "Property Address");

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.

GCTO -----2 JUN 15 79 1039

3.5001

4328 RV-2