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OFFICE OF THE RECORDER OF DEEDS  
SOUTH CAROLINA

NOV 16 11 04 AM '79

DONALD S. TANNERSLEY  
R.M.C.

BOOK 1488 PAGE 535

# MORTGAGE

Mortgagee's Mailing Address;  
107 Church St.  
Greer, S. C. 29651

THIS MORTGAGE is made this 16th day of November, 1979, between the Mortgagor, Robert S. Jones and Sally Jones (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 Seventeen Thousand Five Hundred and 00/100 (\$17,500.00) Dollars, which indebtedness is evidenced by Borrower's note dated November 16, 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 November 1, 1994

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 piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina, being shown as Lot 2 on plat of property of Morris F. Smith, dated March 29, 1958, by C. C. Jones, Engineer, recorded April 22, 1958, in Plat Book KK, page 137, R.M.C. Office for Greenville County, and being described according to said plat as follows: Beginning at an iron pin on the northern side of Brushy Creek Road at the joint front corner of Lots 2 and 3 and running thence with the line of said lots, N. 43-00 W. 141.8 feet; thence N. 47-28 E. 100 feet; thence S. 34-35 E. 142.6 feet to an iron pin on Brushy Creek Road; thence with Brushy Creek Road, S. 47-00 W. 79.2 feet to the point of beginning.

Also, all that piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina, being shown as Lot 3 on the aforesaid plat, and being described according to said plat as follows: Beginning at an iron pin on the northern side of Brushy Creek Road at the joint front corner of Lots 2 and 3 and running thence with the common line of said lots, N. 43-00 W. 141.8 feet to an iron pin; thence S. 47-28 W. 58.6 feet to an iron pin; thence S. 19-15 E. 164.1 feet to an iron pin on Brushy Creek Road; thence with Brushy Creek Road N. 43-06 E. 124.5 feet to the point of beginning.

For a more full and particular description, reference is hereby specifically made to the aforesaid plat.

Said pieces, parcels or lots of land were conveyed to the mortgagors herein by Gary E. Miller by deed dated November 16, 1979, recorded November 16, 1979, in Deed Book 1115, page 762, R.M.C. Office for Greenville County.

which has the address of Route 8, Greer, S. C., 29651 (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.

GCTO --- 1 NO16 79 1027

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