MORTGAGE

This form is used in connection with mortgages insured under the one- to four-family provisions of the National Housing Act.

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STATE OF SOUTH CAROLINA. COUNTY OF GREENVILLE

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TO ALL WHOM THESE PRESENTS MAY CONCERN:

Max H. Rose and Marcia K. Rose Taylors, South Carolina,

of , hereinaster called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

Alliance Mortgage Company

per centum (%) with interest from date at the rate of Twelve per annum until paid, said principal and interest being payable at the office of Alliance Mortgage Company, Jacksonville, Florida, 32232, in PO Box 2139, or at such other place as the holder of the note may designate in writing, in monthly installments of Four Hundred Eighty Dollars (\$ 480.40 and 40/100---, 19 84, and on the first day of each month thereafter until the princommencing on the first day of August cipal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable July, 1999, on the first day of

NOW, KNOW ALL MEN. That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell, and release unto the Mortgagee, its successors and assigns, the following-described real estate situated in the County of Greenville

State of South Carolina:

ALL that certain piece, parcel, or lot of land, together with the improvements thereon, situate, lying, and being in the State of South Carolina, County of Greenville, being shown and designated as Lot No. 46 and the western one-half of Lot No. 45 of EDWARDS FOREST, Section 4, according to a plat prepared by C. O. Riddle dated December, 1965, and having, according to a more recent survey prepared by Carolina Surveying Co. for Max H. Rose and Marcia K. Rose dated June 27, 1984, recorded in the RMC Office for Greenville County in Plat Book io S at Page 62, the following metes and bounds, to-wit:

BEGINNING at an iron pin on Elmwood Drive at the joint front corner of Lots No. 46 and 47 and running thence N. 40-03 W. 198.1 feet to an iron pin; thence N. 53-24 E. 150.3 feet to an iron pin; thence S. 40-03 E. 190 feet to an iron pin on Elmwood Drive; thence along said Drive, S. 49-57 W. 150 feet to an iron pin, point of beginning.

This being the same property conveyed to mortgagors by deed of Rendall E. Barfoot and Neva Hicks Barfoot dated June 29, 1984, recorded simultaneously herewith.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident to rappertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and blighting fixtures and equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor covenants and agrees as follows:

1. That he will promptly pay the principal of and interest on the indebtedness evidenced by the said note, at the times and in the manner herein provided. Privilege is reserved to pay the debt in whole, or in an amount equal to one or more monthly payments on the principal that are next due on the note, on the first day of any month prior to maturity; provided, however, that written notice of an intention to exercise such privilege is given at least thirty (30) days prior to prepayment.