

MORTGAGE

REC'D JUN 29 4 25 PM '84

THIS MORTGAGE is made this 29th day of June 1984 between the Mortgagor, William T. Miller and Sara W. Miller (herein "Borrower"), and the Mortgagee, Alliance Mortgage Company, a corporation organized and existing under the laws of the State of Florida whose address is P. O. Box 4130, Jacksonville, Florida 32231 (herein "Lender").

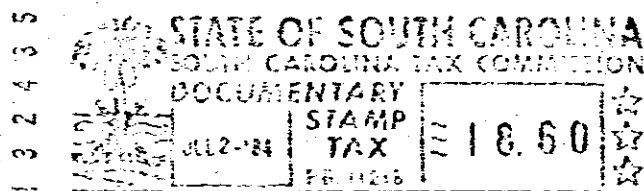
WHEREAS, Borrower is indebted to Lender in the principal sum of Sixty-Two Thousand and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated June 29, 1984 (herein "Note"), providing for monthly installments of principal and interest with the balance of the indebtedness, if not sooner paid, due and payable on July 1, 2014.

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 with all buildings and improvements thereon, situate, lying and being on the southerly side of South Pliney Circle in the Town of Simpsonville, Greenville County, South Carolina being known and designated as Lot No. 41 as shown on a plat entitled MAP OF LEAGUE ESTATES made by W. J. Riddle dated October, 1941, recorded in Plat Book K at Pages 111 and 112 and having according to a more recent survey thereof entitled PROPERTY OF WILLIAM T. MILLER, JR. AND SARAH W. MILLER made by Freeland & Associates dated June 26, 1984, recorded in the Plat Book 10-S at Page 74 the following metes and bounds, to-wit:

BEGINING at an iron pin on the southerly side of South Pliney Circle at the joint front corner of lots nos. 40 and 41 and running thence along the common line of said lots, S. 20-12 E. 191.02 feet to an iron pin; thence S. 65-21 W. 93.23 feet to an iron pin at the common corner of lots nos. 1 and 41; thence N. 25-13 W. 194.37 feet to an iron pin on the southerly side of South Pliney Circle; thence with the southerly side of South Pliney Circle, N. 67-23 E. 110.05 feet to an iron pin, the point of beginning.

The above property is the same property conveyed to the mortgagors by deed of G. Wilson Jenkins, as Executor and Trustee under the Last Will and Testament of George W. Webb, Deceased, and Rosemary W. Jenkins as Trustee under the Last Will and Testament of George W. Webb, Deceased, to be recorded herewith.



which has the address of 102 South Pliney Circle Simpsonville, S.C. 29681 (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.