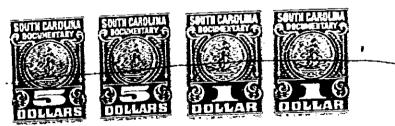
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MORTGAGE

849160

THIS MORTGAGE is made this 10th day of 14x 19. 77, between the Mortgagor Samuel Edward Mathis and Angela W. Mathis (herein "Borrower"), and the Mortgagee, WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of the United States of America, whose address is 206 South Main Street, Woodruff, S. C. 29388 (herein "Lender").

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 State of South Carolina: All that piece, parcel or lot of land lying, being and situate on the Northwest side of Bessie Avenue, in Chick Springs Township, County and State aforesaid, and being known and designated as a part of Lot No. Sixty-One (61) in what is known as Woodland Heights property of the I. M. Wood Estate as shown on plat prepared by H. S. Brockman, Surveyor, dated Oct. 28, 1955 and which plat has been recorded in the R. M. C. Office for said County in Plat Book GG, page 151, and being more particular described as follows, to-wit: Beginning at a point on the joint property line between lots nos. 61 and 62 as shown on said plat and which point is S.39-17 E.20 feet from an Iron Pin at the joint rear corner of said two lots, and running thence from said point and with said property line S.39-17 E.135.2 feet to the joint front corner of said two lots, thence with the Northwest side of Bessie Avenue N.45-18 E.100 feet to an Iron Pin at the joint front corner of lots nos. 60 and 61 as W shown on said plat, thence with the joint property line of said last two Unmentioned lots N.39-19 W.155.9 feet to a point, thence in a Southwestern-) ly direction and in a straight line 103.75 feet, more or less, to the bepinning point. This being a part of the property which was conveyed to Elmer S. Wilson by Maxie Krause and Linda H. Krause by deed recorded in said office on Dec. 17, 1976 in Deed Book 1048, page 8. And being the same property which was conveyed to mortgagors herein by Elmer S. Wilson by deed which will be recorded forthwith in the said office. For a more particular description see the aforesaid plat.



S. C.(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.

4328 RV-23