

MORTGAGE

THIS MORTGAGE is made this 1st day of August 19... between the Mortgagor, Lee H. Obbink and Sharon L. Obbink (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 1500 Hampton Street Columbia, South Carolina (herein "Lender").

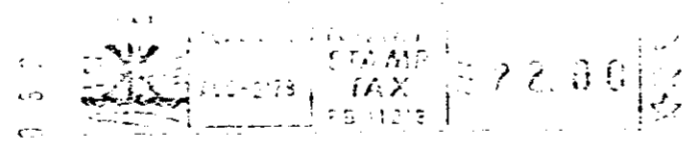
WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty-Four Thousand Nine Hundred Fifty and No/100 (\$54,950.00) Dollars, which indebtedness is evidenced by Borrower's note dated August 1, 1978 (herein "Note"), providing for monthly installments of principal and interest with the balance of the indebtedness, if not sooner paid, due and payable on August 1, 2008.

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 on the northeastern side of Taylors Road near the City of Greenville, in the County of Greenville, State of South Carolina and shown as the Property of Kenneth W. Pittman by plat prepared by Kermit T. Gould dated April 22, 1975 and according to said plat, has the following metes and bounds, to wit:

BEGINNING at an iron pin on the eastern side of Taylors Road, which iron pin is 29.55 feet from a nail and bottle top in Taylors Road, and is the joint corner of this tract and property heretofore sold to Belcher, and running thence with the joint line of said tracts, N. 52-43 E. 429.46 feet to an iron pin, which iron pin is 25 feet more or less, from a branch; running thence N. 32-06 W. 145.7 feet to an iron pin in the line of property now or formerly of McCarter and 30 feet, more or less, from the branch line; running thence with the McCarter tract, S. 49-38 W. 438.68 feet to an iron pin on the eastern boundary of Taylors Road, which pin is 33.2 feet from a nail and bottle top in said road; running thence along the eastern boundary of said road, S. 37-33 E. 50 feet to an iron pin; thence continuing with said road, S. 33-07 E. 70 feet to an iron pin, the point of beginning.

This is the identical property conveyed to the Mortgagors herein by deed of even date to be recorded herewith.



which has the address of Taylors Road, Taylors, S. C., 29687 (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 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.

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