

FILED
GREENVILLE CO. S. C.

MORTGAGE

1407-198

AUG 16 2 12 PM '77

THIS MORTGAGE is made this 16th day of August, 1977, by the Mortgagor, **John L. Pope and Lucia Jane Pope** (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 **Thirty-one Thousand Nine Hundred Fifty and no/100** Dollars, which indebtedness is evidenced by Borrower's note dated **August 16, 1977** (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, 2007**;

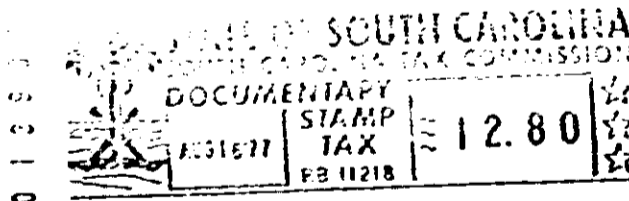
To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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 with all buildings and improvements thereon situate, lying and being on the eastern corner of the intersection of Hollow Oak with Winding Way in Greenville County, South Carolina, being known and designated as Lot No. 149 on a plat of Section No. 2, Peppertree, made by Piedmont Engineers and Architects, dated June 15, 1972, revised October 12, 1972 recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 4-R at Page 19 and in Plat Book 4-X at Page 3 and having according to said plats, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Winding Way at the joint corner of Lots Nos. 149 and 150 and running thence along the common line of said lots, S. 29-25 E. 126.7 feet to an iron pin; thence S. 57-00 W. 100 feet to an iron pin on the eastern side of Hollow Oak; thence along the eastern side of Hollow Oak N. 22-00 W. 100 feet to an iron pin; thence with the curve of the intersection of Hollow Oak and Winding Way the chord of which is N. 21-48 E. 36.2 feet to an iron pin on the southern side of Winding Way; thence along the southern side of Winding Way N. 50-52 E. 60 feet to an iron pin, the point of beginning.

This is the same property conveyed to John L. Pope and Lucia Jane Pope by deed of Benjamin F. Gillikin, Jr. and Denise T. Gillikin dated August 16, 1977 to be recorded herewith.

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which has the address of **1300 Winding Way** **Taylors**
(Street) (City)
South Carolina (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.

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