

Mail to:
Family Federal Savings & Loan Assn.
Drawer L
Greer, S.C. 29651

FILED
GREENVILLE CO. S. C.
SEP 26 12 44 PM '77

MORTGAGE

THIS MORTGAGE is made this 26th day of September 1977, between the Mortgagor, James L. Gillespie, Jr., (herein "Borrower"), and the Mortgagee, Family Federal Savings & Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is #3 Edwards Bldg., 600 N. Main St., Greer, South Carolina (herein "Lender").

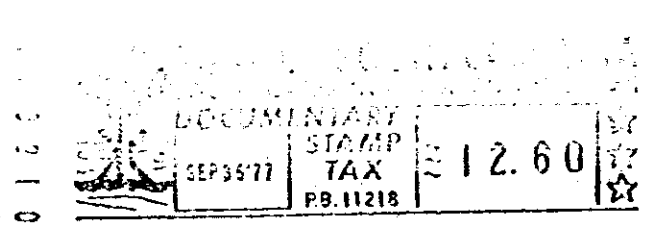
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-one Thousand Five Hundred (\$31,500.00) Dollars, which indebtedness is evidenced by Borrower's note dated September 26, 1977 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on December 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 of land lying, being and situated in the County of Greenville, State of South Carolina, being shown and designated as 2 acres, more or less, on a plat entitled "W. L. Ashmore Estate" and designated as "The J. L. Gillespie Tract" on a plat prepared by J. L. Montgomery, III, R.L.S., dated April 2, 1975 and being more particularly described in accordance with said plat, to-wit:

BEGINNING at a point in the center of Fork Shoals Road, said point being the joint corner with Tina H. A. Taylor, and running thence along the center of said road, N. 16-21 W. 130 feet to a nail and cap; thence continuing along the center of said Road, N. 23-43 W. 100 feet to a spike; thence N. 57-28 E. 26.8 feet to an iron pin; thence along the joint property line of Ashmore, N. 57-04 E. 389.17 feet to an iron pin; thence N. 57-23 E. 329.4 feet to an iron pin; thence, S. 32-03 E. 11 feet to a point; thence, S. 42-19 W. 825.54 feet to the point of Beginning.

The within property is the same property conveyed to the mortgagor herein by that certain deed of Lucy A. Gillespie, dated July 8, 1977 and which said deed was recorded in the R.M.C. Office for Greenville County, South Carolina, on July 8, 1977, in Deed Book 1060, at Page 159.



which has the address of Route 4, Box 236, Piedmont, South Carolina 29673 (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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