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DONNIE S. TANKERSLEY  
**MORTGAGE**

BOOK 1413 PAGE 893

THIS MORTGAGE is made this 26 day of October, 1977, between the Mortgagor, Ralph D. Kellar and Sara J. Kellar (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 Forty-One Thousand Nine Hundred and NO/100ths (\$41,900.00) Dollars, which indebtedness is evidenced by Borrower's note dated (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on October 1, 2007;

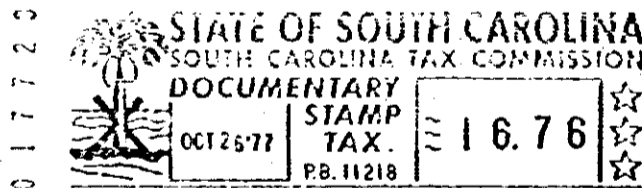
To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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 lot of land, with the buildings and improvements thereon, situate on the east side of Rollingwood Drive, near the City of Greenville, in Greenville County, South Carolina, being shown as Lot No. 30 on plat of Edwards Forest Heights recorded in the R.M.C. Office for Greenville County in Plat Book "000", at Pages 87 and 89, and having, according to said plats, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the east side of Rollingwood Drive at the joint front corner of Lots 29 and 30 and runs thence along the line of Lot 29, N. 73-00 E. 164.3 feet to an iron pin; thence N. 1-00 W. 105.4 feet to an iron pin; thence with the line of Lot 31, S. 88-31 W. 168.8 feet to an iron pin on the East side of Rollingwood Drive; thence along Rollingwood Drive S. 1-29 E. 76.5 feet to an iron pin; thence still along Rollingwood Drive S. 9-19 E. 75 feet to the beginning corner.

This being that same property conveyed to Ralph D. Kellar and Sara J. Kellar by deed of Furman H. Alewine and Judith T. Alewine dated and recorded concurrently herewith.

This conveyance is subject to all restrictions, set back lines, roadways, easements, and rights-of-way, if any, affecting the above described property.



which has the address of 100 Rollingwood Drive Taylors (City) South Carolina 29687 (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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