

GREENVILLE CO. S. C.

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Not

Mail to:

Family Federal Savings & Loan Assn.

Drawer L

Greer, S.C. 29651

DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE

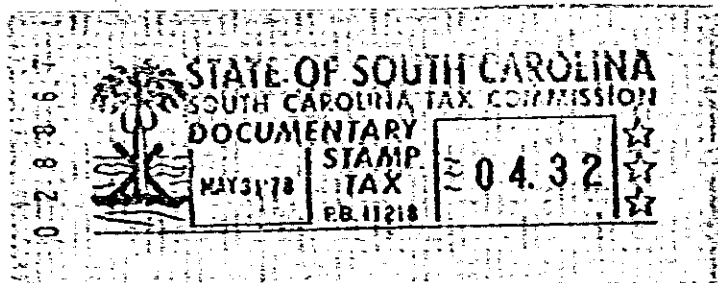
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THIS MORTGAGE is made this 30 day of May 1978, between the Mortgagor, Ronnie G. Bryant and Nancy G. Bryant (herein "Borrower"), and the Mortgagee, Family Federal Savings & Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 713 Wade Hampton Blvd. Greer, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Ten Thousand Eight Hundred (\$10,800.00) Dollars, which indebtedness is evidenced by Borrower's note dated May 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 June 1, 1993

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: located about six miles North from Greer, S. C., on the eastern side of Gripple Creek Road and being shown as lot number ONE (1), on plat made for Larry J. Crowder by Wolfe & Huskey, Inc., dated May 4, 1977 and having the following metes and bounds, to wit:

Beginning at a nail in center of said road (joint corner of lots 1 and 2 on plat recorded plat book 5V page 80) and running thence N. 71-56 E., 20 feet to pin on east side of road, thence on the same course for a total distance of 486.7 feet to a new corner; thence a new line S. 49-51 W., 432.2 feet to center of said road (pin set back on line 35 feet); thence with the center of said road N. 53-16 W., 65 feet to a bend in road; thence still with center of said road N. 42-04 W., 119.5 feet to the beginning corner and containing 0.92 of acre, more or less. This is the same conveyed to the within mortgagors by Larry Jay Crowder by deed to be recorded herewith.



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which has the address of Rt. 2, Gripple Creek Road, Greer, S. C., 29651 (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 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.

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