

JUN 9 8 41 AM '78
DONNIE S. TANKERSLEY
R.H.C.

MORTGAGE

THIS MORTGAGE is made this 9th day of June, 1978, between the Mortgagor, John A. Durr and Mary B. Durr (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-Two Thousand and NO/100--- Dollars, which indebtedness is evidenced by Borrower's note dated June 9, 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 first day of June, 2003;

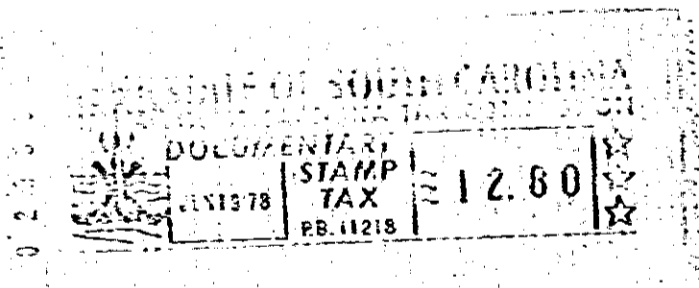
To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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 southern side of Laurel Drive in Greenville County, South Carolina being shown and designated as a portion of Lots Nos. 22 and 23 on a plat of Laurel Hills recorded in the RMC Office for Greenville County, South Carolina in Plat Book RR, page 33 and having according to a survey of lot 23 of Laurel Hills, made by J. Don Lee dated December 2, 1972, recorded in Plat Book 4Y page 7, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Laurel Drive at the joint front corner of Lots Nos. 23 and 25 and running thence along the new common line of said lots, S. 19-29 W. 169.2 feet to an iron pin at the joint rear corners of said lots; thence along the rear lines of Lots Nos. 21 and 24, N. 80-39 W. 90.7 feet to an iron pin, the joint rear corner of Lots Nos. 20 and 23; thence along the common line of Lots Nos. 20 and 23, N. 1-58 W. 184.1 feet to an iron pin on the southern side of Laurel Drive N. 68-33 W. 26.4 feet to an iron pin; thence continuing with the southern side of said road, S. 69-28 E. 136.5 feet to an iron pin, the point of beginning.

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances easements and rights-of-way appearing on the property and/or of record.

This is that same property conveyed to mortgagor by deed of Eugene Lee Adams and Carmon Adams to be recorded herewith.



which has the address of Route #3 Laurel Drive, Taylors, S. C. 29687 (herein "Property Address"); (Street) (City) (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.

GCTO ----- JUN 9 1978 806
GCTO ----- JUN 9 1978 807

57
61
61
61

4328 RV-2