

SEP 15 11 27 AM '78

MORTGAGE

JOHN S. TANNER, JR.
S.C.

THIS MORTGAGE is made this 15th day of September, 19 78,
between the Mortgagor, Jan E. Foster and Donna Lee Foster

(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").

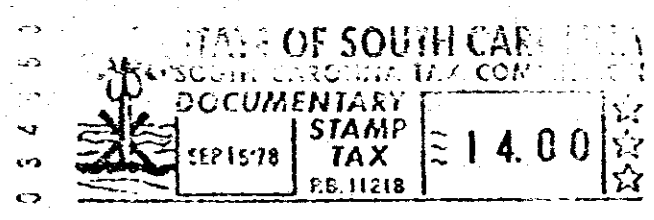
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty Five Thousand and no/100 (\$35,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated September 15, 1978 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on September 1, 2008;

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 certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, near the city of Greenville, being shown as Lot No. 73 on the East side of Dagenham Drive on a plat of section III of Wade Hampton Gardens, recorded in the RMC Office for Greenville County in Plat Book YY at Page 179, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Dagenham Drive at the corner of Lot No. 72 and running thence with the eastern side of said Drive, N 17-30 E 110 feet to an iron pin at the corner of Lot No. 74; thence with the line of said Lot S 72-30 E 160 feet to an iron pin in the line of Lot No. 88; thence with the line of Lots No. 88 and 89, S 17-30 W 110 feet to an iron pin at the corner of Lot No. 72; thence with the line of said Lot N 72-30 W 160 feet to the beginning corner.

THIS is that property conveyed to Mortgagor by deed of Ralph E. McGilvra and Wilma A. McGilvra dated and recorded concurrently herewith.



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which has the address of 24 Dagenham Drive Greenville
(Street) (City)
South Carolina 29615 (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 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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