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GREENVILLE CO. S. C.

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DONNIE S. TANKERSLEY
R.N.C.

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MORTGAGE

THIS MORTGAGE is made this 20th day of April, 1979, between the Mortgagor, Stanley T. Ford and Teresa S. Ford

(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").

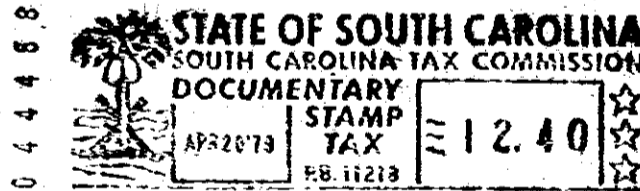
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty One Thousand and 00/100 Dollars, which indebtedness is evidenced by Borrower's note dated April 20, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on April 1, 2009;

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 improvements lying on the eastern side of Woodridge Circle, in the city of Mauldin, County of Greenville, South Carolina, being shown as lot no 32 on a plat of Winsor Park made by R. K. Campbell, Surveyor, dated March 1960, recorded in the RMC Office for Greenville County in Plat Book RR, at page 25 and having the following metes and bounds to wit:

Beginning at an iron pin on the Eastern side of Woodridge Circle at the joint front corner of lots 32 and 33 and running thence with the joint line of said lots N 72-33 E 171.6 feet more or less to an iron pin; thence with the rear of lot 32 S 10- 55 E 40.4 feet more or less to a point, thence S 3-08 E 90.1 feet more or less to an iron pin joint rear of lots 32 and 31, thence with the joint line of said lots, S 82-05 W 170. 5 feet to an iron pin on the Eastern side of Woodridge Circle, thence with said circle N 3 -08 W 36.3 feet more or less; thence continuing with said Circle, N 10- 55 W 64.6 feet more or less to the beginning corcer:

Being the same conveyed to Stanley T. and Teresa S. Ford by deed of Alvin E. and Dorothy P. Drake dated and recorded concurrently with this mortgage.



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which has the address of Rt 6, 32 Woodridge Circle, Mauldin, S.C. 29607
(Street) (City)
(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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