

MORTGAGE

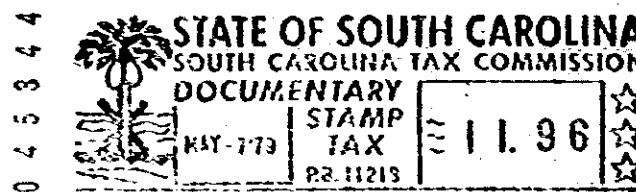
THIS MORTGAGE is made this 7th day of May, 1979, between the Mortgagor, Richard A. McDowell and Sandra D. McDowell (herein "Borrower"), and the Mortgagee, UNITED FEDERAL SAVINGS AND LOAN ASSOCIATION OF FOUNTAIN INN, a corporation organized and existing under the laws of the United States of America, whose address is 201 Trade Street, Fountain Inn, S. C. 29644 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty-Nine Thousand Nine Hundred and No/100 (\$29,900.00) Dollars, which indebtedness is evidenced by Borrower's note dated May 7, 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 June 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: being known and designated as Lot 434, on a plat of Westwood, Section IV, prepared by Piedmont Engineers & Architects on November 28, 1972, and recorded in the R. M. C. Office for Greenville County in Plat Book 4-X, Page 63, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Agewood Drive, the joint front corner of Lots 433 and 434, and running thence along the line of Lot 433, S. 87-09 E. 140 ft. to an iron pin; thence N. 2-50 E. 86 ft. to an iron pin, joint rear corner of Lots 434 and 435; thence along the line of Lot 435, N. 87-09 E. 140 ft. to an iron pin on Agewood Drive; thence along said Agewood Drive, S. 2-50 W. 86 ft. to the point of beginning.

THIS being the same property conveyed to mortgagors by Charles W. Goodfellow and Winifred S. Goodfellow, recorded in the R. MC. Office for Greenville County in Deed Book 1101, at Page 870, on May 7, 1979.



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which has the address of 208 Agewood Drive, Simpsonville, South Carolina 29681 (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 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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