

MORTGAGE

FILED
GREENVILLE CO. S. C.

SEP 28 9 38 AM '79

DONNIE S. TANKS
R.M.C.

THIS MORTGAGE is made this 27th day of September, 1979, between the Mortgagor, Blant Curtis Westmoreland and Margaret Ellen Westmoreland (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 ----- - TWENTY-ONE THOUSAND AND NO/100 (\$21,000.00)----- Dollars, which indebtedness is evidenced by Borrower's note dated September 27, 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 September 1, 2009;

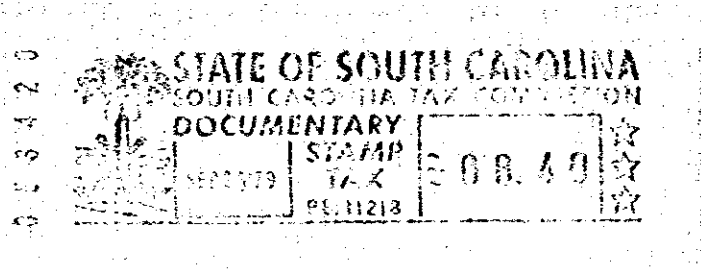
To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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 located in the State of South Carolina, County of Greenville, Butler Township, on the south side of the Coleman Road, about two miles from Batesville, and having the following courses and distances according to survey and plat by T. T. Dill, Surveyor, dated September 2, 1965, to-wit:

BEGINNING at an iron pin on the south side of the Coleman Road, 585 feet westward from the River Road, and running thence S. 10-15 W. 174.2 feet to an iron pin; thence N. 80-37 W. 120 feet to an iron pin; thence N. 10-15 E. 176 feet to an iron pin on the south side of the Coleman Road; thence along the said Coleman Road S. 79-45 E. 120 feet to the beginning corner.

This being the same property conveyed to mortgagors by deed of Ernest R. Coleman dated September 27, 1979, to be recorded herewith.

The above referred to plat entitled "Plat of Lot of Ernest R. Coleman" is recorded in Plat Book KKK, page 148, R.M.C. Office for Greenville County.



which has the address of Route 8, Box 448, Greer, South Carolina 29651 (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.