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LONG, BLACK & GASTON

MORTGAGE

S. C.

THIS MORTGAGE is made this 2nd day of February, 1982, between the Mortgagor, ROBERT B. THOMPSON and LORENA E. THOMPSON (herein "Borrower"), and the Mortgagee, BANKERS TRUST OF SOUTH CAROLINA, a corporation organized and existing under the laws of the State of South Carolina, whose address is c/o Bankers Mortgage Corporation, P. O. Darwer F-20, Florence, S. C. 29503 (herein "Lender").

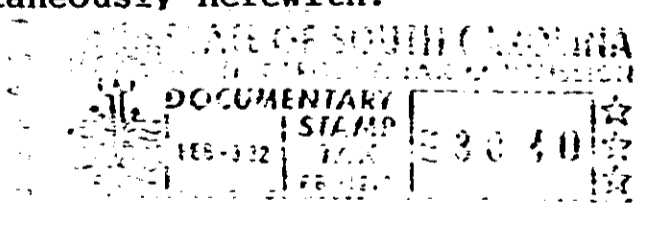
WHEREAS, Borrower is indebted to Lender in the principal sum of SEVENTY SIX THOUSAND DOLLARS AND NO/100 Dollars, which indebtedness is evidenced by Borrower's note dated February 2, 1982 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on March 1, 2012.

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, together with improvements thereon, situate, lying and being on the northwestern side of Maple Rock Court, Greenville County, South Carolina, and being shown and designated as Lot No. 8, on a Plat of Holly Tree Plantation, Section II, Phase II, made by Piedmont Engineers & Architects, Surveyors, dated January 10, 1974, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 5-D, Pages 47 and 48, and having according to a more recent survey prepared by Freeland and associates, dated February 2, 1982, entitled, "Property of Robert B. Thompson and Lorena E. Thompson, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Maple Rock Court at the joint front corners of Lots 8 and 9, and running thence with the line of said lots, N. 69-58 E. 190.06 feet to an iron pin at the joint rear corner of lots 8, 9 and 10; thence running S. 68-12 E. 47.9 feet to an iron pin; thence S. 22-38 W. 215.10 feet to an iron pin at the joint rear corner of Lots 7 and 8; thence with the joint line of said lots N. 53-04 W. 125.80 feet to an iron pin on the northwestern side of Maple Rock Court; thence with Maple Rock Court, N. 13-16 E. 30 feet; thence N. 24-36 W. 35 feet; thence N. 65-21 W. 35 feet to an iron pin, the point of BEGINNING.

THIS is the same property conveyed to the mortgagor's herein by deed of Bankers Trust of South Carolina, dated January 29, 1982, and recorded simultaneously herewith.



which has the address of 107 Maple Rock Court, Greenville, South Carolina 29684 (herein "Property Address");

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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