

JUN 15 4 04 PM '79

DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE

Mail to:
Family Federal Savings & Loan Assn.
Drawer L
Greer, S.C. 29651

THIS MORTGAGE is made this 15 day of June, 1979, between the Mortgagor, Roy T. McMahan and Verona V. Vaughn (herein "Borrower"), and the Mortgagee, Family Federal Savings & Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 713 Wade Hampton Blvd. Greer, South Carolina (herein "Lender").

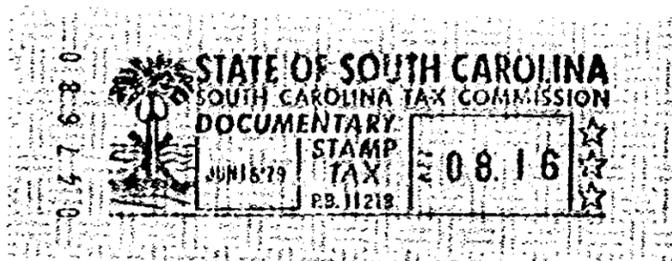
WHEREAS, Borrower is indebted to Lender in the principal sum of TWENTY THOUSAND FOUR HUNDRED AND NO/100 (\$20,400.00) Dollars, which indebtedness is evidenced by Borrower's note dated June 15, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the 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:

ALL that piece, parcel or lot of land in the State of South Carolina, County of Greenville, being shown as part of Lot 400 on Plat of Property of Linda J. Acker prepared by Richard D. Wooten, R.L.S., dated March 16, 1979 recorded in the RMC Office for Greenville County in Plat Book 7-B at Page 80 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern edge of Berkley Avenue at the joint corner of Property of S.L. Styles and running thence with the Styles Property line, S. 24-13 E., 139.8 feet to an iron pin at the joint rear corner of Lots 400, 241 and 240; thence S. 32-58 W., 108.4 feet to an iron pin; thence N. 24-13 W., 198.55 feet to an iron pin on the western edge of Berkley Avenue; thence with Berkley Avenue, N. 65-47 E., 91.1 feet to the point of BEGINNING.

This is the same property conveyed to the mortgagors by Deed of Linda J. Acker dated June 15, 1979.



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which has the address of 210 Berkley Avenue Greenville, South Carolina (Street) (City), (State and Zip Code) (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 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.

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