

**MORTGAGE**

1033 378

THIS MORTGAGE is made this 18th day of May 1984, between the Mortgagor, TERRY LEE QUALLS AND DELORES ANN S. QUALLS, Bankers Mortgage Corporation (herein "Borrower"), and the Mortgagee, Bankers Mortgage Corporation, a corporation organized and existing under the laws of South Carolina, whose address is PO Drawer F-20 Florence, S.C. 29503 (herein "Lender").

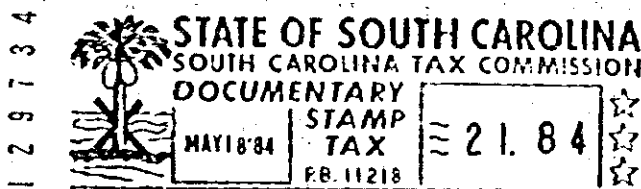
WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty-Four Thousand Six Hundred & No/100 (\$54,600.00) Dollars, which indebtedness is evidenced by Borrower's note dated May 18, 1984 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on June 1, 2014;

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 tract of land lying and being situate on the northern side Packs Mountain Road in Greenville, South Carolina, being a 5.0 acre tract shown and described as Lot 1 on a plat entitled "Survey for Terry Lee Qualls and Delores Ann S. Qualls" dated March 9, 1984 and prepared by W. R. Williams, Jr., Engineer/Surveyor, P.E. and L.S. and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin old on the northern side of Packs Mountain Road 3,456 feet west of the intersection of Packs Mountain Road and Bomar Road running thence along the northern side of Packs Mountain Road S. 74-06 W., 375.0 feet to an iron pin old on the northern side of Packs Mountain Road, joint front corner of property now or formerly of Anthony; thence running along the line of property now or formerly of Anthony N. 14-13 W., 563.2 feet to an iron pin old and stones along property now or formerly of Davis; thence running along the line of property now or formerly of Davis N. 67-49 E., 374.6 feet to an iron pin old; thence running along property now or formerly of Brown S. 14-35 E., 604.1 feet to an iron pin old along the northern side of Packs Mountain Road, the point of beginning.

This is the same property conveyed to the mortgagors herein by deed of Troy Brown dated May 17, 1983 and recorded in the R. M. C. Office for Greenville County, South Carolina in Deed Book 1188 at Page 458.



which has the address of P. O. Box 152 Tigerville, S.C. 29688 (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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