

MORTGAGE

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THIS MORTGAGE is made this 25th day of May 1984 between the Mortgagor, GARY A. STEWART and PATRICIA R. STEWART (herein "Borrower"), and the Mortgagee, ALLIANCE MORTGAGE COMPANY, a corporation organized and existing under the laws of The State of Florida whose address is P. O. Box 4130, Jacksonville, Florida 32231 (herein "Lender").

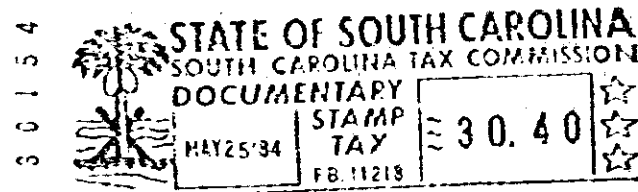
WHEREAS, Borrower is indebted to Lender in the principal sum of SEVENTY SIX THOUSAND and No/100---(\$76,000.00)---Dollars, which indebtedness is evidenced by Borrower's note dated May 25, 1984 (herein "Note"), providing for monthly installments of principal and interest with the balance of the indebtedness, 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 piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 314 of a subdivision known as "CANEBRAKE SUBDIVISION-Phase 3" according to a plat thereof by Arbor Engineering, Inc., dated November, 1980, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 7-X at Page 87 and 7-X at Page 97, as revised, and being further shown on a more recent plat by Freeland & Associates, dated May 23, 1984, entitled "Property of Gary A. Stewart and Patricia R. Stewart," recorded in the RMC Office for Greenville County in Plat Book 10-P at Page 100, and having, according to said latter plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western edge of Swamp Fox Trail at the joint front corner of Lots Nos. 314 and 313, and running thence with the joint line of said lots, S. 71-52 W. 130.0 feet to a point at the joint rear line with Lot 315; thence running along the common line with Lot 315, N. 18-08 W. 101.46 feet to an iron pin on the southern edge of Kings Mountain Drive; thence along the southern edge of Kings Mountain Drive, as follows: N. 59-24 E. 23.28 feet to an iron pin; thence N. 61-29 E. 83.86 feet to an iron pin at the southwestern intersection of Kings Mountain Drive with Swamp Fox Trail; thence with said intersection, S. 66-58 E. 32.91 feet to an iron pin on the western edge of Swamp Fox Trail; thence with the western edge of Swamp Fox Trail, S. 18-08 E. 99.93 feet to an iron pin, the point of beginning.

This is the same property conveyed to the mortgagors herein by deed of First Federal Savings and Loan Association of South Carolina, dated May 25, 1984, and recorded herewith.



which has the address of 100 Swamp Fox Trail Greer South Carolina 29651 (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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