

FILED
GREENVILLE CO. S. C.

MORTGAGE

1400 PAGE 633

JUN 10 2 40 PM '77

THIS MORTGAGE is made this TENTH day of JUNE, 1977, between the Mortgagor, Howard C. Moore and Ann F. Moore (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-Nine Thousand Four Hundred AND NO/100 Dollars, which indebtedness is evidenced by Borrower's note dated June 10, 1977 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on first day of June, 2007;

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:

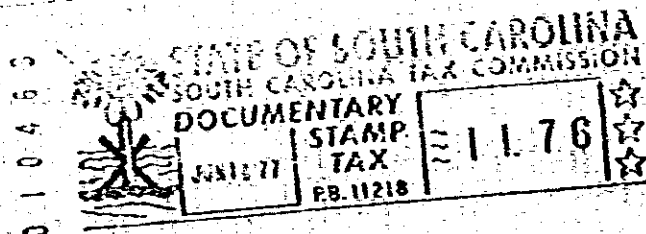
On the Southern side of Heathwood Drive, being shown and designated as Lot 84 on a plat of Heathwood recorded in Plat Book KK at page 35, and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southern side of Heathwood Drive at the front corner of Lots 83 and 84 and running thence with the line of Lot 83, S. 27-08 W. 259.8 feet to a pin; thence N. 75-13 E. 102.5 feet; thence S. 70-36 E. 47.2 feet to an iron pin, at rear corner of Lot 85; thence with the line of lot 85, N. 19-24 E. 200 feet to pin on Heathwood Drive; thence with the South-side of Heathwood Drive; thence with N. 70-36 W. 97 feet to the point of beginning.

This conveyance is made subject to any restrictions rights-of-way, or easements that may appear of record on the recorded plat(s) or on the premises.

This is that property conveyed to Howard C. Moore and Ann F. Moore by deed of Zane E. Metcalf, to be recorded herewith.

3.50 AM



which has the address of 402 Heathwood Drive Taylors, S. C. 29687
(Street) (City)
(herein "Property Address");
(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.

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