

JUN 14 12 37 PM '78

DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE

THIS MORTGAGE is made this 14th day of June, 1978, between the Mortgagor, Charles C. Thornton, Jr. and Susan A. Thornton (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 Thirty-Nine Thousand and NO/100ths (\$39,000.00) June 14, 1978 Dollars, which indebtedness is evidenced by Borrower's note dated June 14, 1978 (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, 2008;

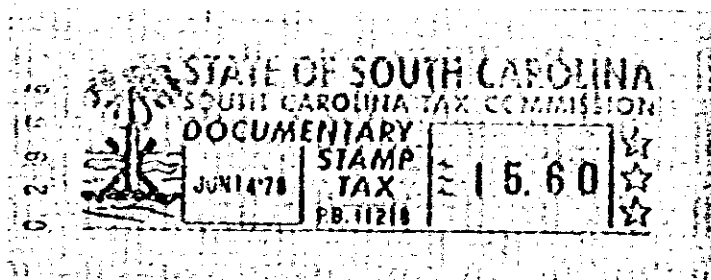
To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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 lot of land situate on the northwestern side of Bexhill Court in the County of Greenville, State of South Carolina, being shown as lot 26 on a plat of Buxton Subdivision, Sheet No. 1, dated November 5, 1970, prepared by Piedmont Engineers and Architects, recorded in Plat Book 4N at Page 2 in the R.M.C. Office for Greenville County and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Bexhill Court at the joint front corner of lot 26 and lot 27 and running thence with lot 27 N. 51-41 W. 160 feet to an iron pin at the joint rear corner of lots 26 and 27; thence with lot 16 and lot 17 N. 30-33 E. 111 feet to an iron pin at the joint rear corner of lot 25 and lot 26; thence with lot 25 S. 51-41 E. 175 feet to an iron pin on Bexhill Court; thence with said Court S. 38-19 W. 110 feet to the point of beginning.

This property is conveyed subject to all restrictions, zoning ordinances, rights of way and easements of record and on the ground which affect said property.

This being the same property conveyed unto Charles C. Thornton, Jr. and Susan A. Thornton by deed of James Cain Galloway, Jr. and Sandra M. Galloway, dated and recorded concurrently herewith.



which has the address of 104 Bexhill Court, Buxton Subdivision Greenville (City) South Carolina (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.

GCTO - UN1479 CSE 2.5101

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