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OCT 23 2 20 PM '81  
SONNIE J. TANKERSLEY  
R.M.C.

MORTGAGE

Mortgagees Address;  
Post Office Box 1518  
Tryon, North Carolina 28782

BOOK 1556 PAGE 521

THIS MORTGAGE is made this 29th day of October 1981, between the Mortgagor, Howard E. Baker, Sr. (herein "Borrower"), and the Mortgagee, The Northwestern Bank, a corporation organized and existing under the laws of North Carolina, whose address is 261 South Trade Street, Tryon, North Carolina 28782 (herein "Lender").

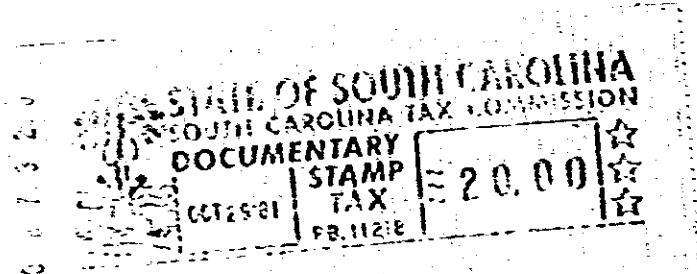
WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty thousand and no/100ths (\$50,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated October 29, 1981 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable ~~on~~ one year from date or on demand \* see last page - reverse side

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 of lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as a portion of Lot No. 15 on plat of property of J.A. Bull, prepared by H. S. Brockman, dated April 12, 1946, and recorded in the Office fo the RMC for Greenville County in Plat Book X at Page 132, and shown on a more recent plat entitled "Property of Howard E. Baker, Sr." prepared by Charles F. Webb, RLS, dated October 1981, recorded in the RMC Office for Greenville County in Plat Book 8-10, at Page 36, and having, according to the more recent plat, the following metes and bounds, to wit:

BEGINNING at an iron pin approximately 270 feet, more or less, from the intersection of Saint Marks Road and Old U.S. Hwy. 29, and running thence with said Saint Marks Road, N. 42-27 W 69.48 feet to an iron pin; thence turning and running N 52-17 E 192.95 feet to an iron pin on Old Chick Springs Road; thence with said Road, S 38-25 E 69.5 feet to an iron pin; thence turning and running with property of Greer, S 52-15 W 188.05 feet to an iron pin on Saint Marks Road, the point of beginning.

DERIVATION: Deed of John J. Stubblefield, Sr. and Carol F. Stubblefield dated October 29, 1981 and recorded October 29, 1981 in Deed Book 1157 at page 489.



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which has the address of St. Marks Road, Taylors, South Carolina 29687 (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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