

WALTON 11/1/84

MORTGAGE

ESCROW

LOAN NUMBER 210001454

GREENVILLE
JUN 18 2 37 PM '84

THIS MORTGAGE is made this 18th day of JUNE 1984 between the Mortgagor, THOMAS F. GILMORE AND KERRY L. GILMORE (herein "Borrower"), and the Mortgagee, ROOSEVELT FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of THE UNITED STATES OF AMERICA, whose address is 900 ROOSEVELT PARKWAY, CHESTERFIELD, MISSOURI 63017 (herein "Lender").

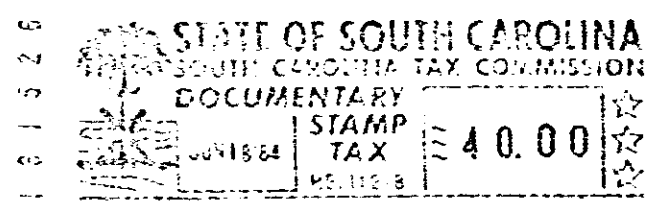
WHEREAS, Borrower is indebted to Lender in the principal sum of ONE HUNDRED THOUSAND AND 00/100 Dollars, which indebtedness is evidenced by Borrower's note dated JUNE 18, 1984 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on JUNE 18, 1999.

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 with the buildings and improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, on the southerly side of Middle Brook Road, being known and designated as Lot No. 238 on plat entitled "Map No. 4, Section One, Sugar Creek" as recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 5-D at Page 72, and being further shown on a more recent plat by Freeland & Associates, dated May 17, 1984, entitled "Property of Thomas F. Gilmore and Kerry L. Gilmore", recorded in the R.M.C. Office for Greenville County in Plat Book 10-5 at Page 10, and having, according to said latter plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Middle Brook Road, said pin being the joint front corner of Lots Nos. 238 and 239, and running thence along the common line of said lots, S. 24-01-04 E. 141.79 feet to an iron pin; thence turning and running S. 56-21-59 W. 105.93 feet to an iron pin at the joint rear corner of Lots Nos. 237 and 238; thence along the common line of said lots, N. 31-37-33 W. 152.54 feet to an iron pin on the southern side of Middle Brook Road; thence along said Middle Brook Road, N. 62-10-42 E. 124.91 feet to an iron pin, the point of beginning.

This is the same property conveyed to the mortgagors herein by deed of William D. McCulloch and Margaret McCulloch, dated June 18, 1984 and recorded herewith.



NOTED - JUN 18 1984 1461

which has the address of 209 MIDDLEBROOK ROAD GREENVILLE (County)
S. CAROLINA 29651 (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 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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