

FILED
GREENVILLE CO. S. C.
AUG 29 4 52 PM '80
DONNIE S. TANKERSLEY
R.M.C.

BOOK 1513 PAGE 701

MORTGAGE

THIS MORTGAGE is made this 29th day of August, 1980, between the Mortgagor, SAMUEL N. THOMASON AND CAROL J. THOMASON, (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

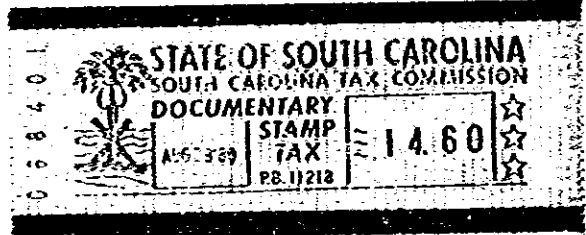
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-six thousand Four-hundred fifty and no/100--- Dollars, which indebtedness is evidenced by Borrower's note dated _____, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on September 1, 2010

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 or lot of land with all improvements thereon, situate, lying and being in the State of South Carolina on the Western side of Shagbark Court, being known as Lot No. 239 on plat of Westwood South, Section I, recorded in RMC Office of Greenville County, Plat 6H at page 57 and having the following metes and bounds to-wit:

BEGINNING at an iron pin on the western side of Shagbark Court at the joint front corner of Lots. No 239 & 240 and running; thence with the joint line of said Lots S 86-26 W 127.35 feet to an iron pin; thence with the joint line of Lots. No 239 & 238 N 1-04 W 150.0 feet to an iron pin on the Southern side of Davenport Road; thence with said road N 88-56 E 65.0 feet to an iron pin; thence continuing with said road S 51-00 E 37.75 feet to an iron pin on the Western side of Shagbark Court; thence with said Court S 10-00 E 35.0 feet to an iron pin; thence continuing with said Court S 15-00 E 90.0 feet to an iron pin the point of BEGINNING.

Being the same conveyed to Samuel N. Thomason and Carol J. Thomason by deed of Thomas F. and Linda G. Griffith, dated and recorded concurrently herewith.



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which has the address of 102 Shagbark Court, Simpsonville, SC 29681,
(Street) (City)
SC (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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