

FILED
GREENVILLE CO. S. C.

OCT 27 3 24 PM '80

1522 379

GREENVILLE BANKERSLEY R.M.C. **MORTGAGE**

THIS MORTGAGE is made this 27 day of October, 1980, between the Mortgagor, Lawrence A. and Sandra P. Whitlock, (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 Five Thousand and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated October 27, 1980, (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, 2011;

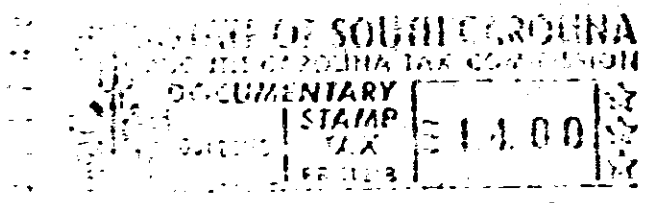
TO SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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 situate, lying and being in the State of South Carolina, County of Greenville, being shown and designated as 1.02 acres on plat of Lawrence Alan Whitlock and Sandra P. Whitlock as prepared by Charles F. Webb, RLS, dated May, 1979 and recorded in the RMC Office for Greenville County in Plat Book 7N, Page 48 and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at a spike in the center of a county road and running thence with said road S. 3-36 E., 176.01 feet to a spike; thence with a dirt drive S. 65-40 W., 69.84 feet to an iron pin; thence continuing with said dirt drive S. 84-03 W., 185.40 feet to an iron pin; thence N. 3-36 W., 165.36 feet to an iron pin; thence N. 76-40 E., 254.22 feet to a spike in the center of a county road, the point of beginning.

This is the identical property as conveyed to the mortgagors by deed of Harry W. Knight, Jr. and Juanita C. Knight as recorded in the RMC Office for Greenville County in Deed Book 1111, Page 553 recorded 9/14/79.

*The within Renegotiable Rate Mortgage is modified by the terms and conditions of the attached Renegotiable Rate Mortgage Rider which is attached hereto and made a part of the mortgage instrument.



SC10 0023 PO 089

which has the address of 1.02 acres, Sunnydale Drive Simpsonville, South Carolina 29681 (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.

0379

4328 RV-2