

FEB 26 AM '82

Mortgagees Address:
Post Office Box 2568
Greenville, SC 29602

ANNERSLEY
R.M.C.

MORTGAGE

THIS MORTGAGE is made this 9th day of February 1982, between the Mortgagor, Luis U. Navarro and Pauline E. Navarro (herein "Borrower"), and the Mortgagee, 1st National Bank of South Carolina, a corporation organized and existing under the laws of South Carolina, whose address is Post Office Box 2568, Greenville, SC (herein "Lender").

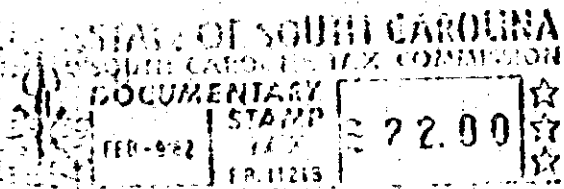
WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty-five thousand and no/100ths (\$55,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated February 9, 1982 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on March 1, 2012;

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 on the western side of Five Oaks Drive, in Greenville County, South Carolina, designated as Lot No. 6 on plat recorded in the RMC Office for Greenville County in Plat Book 6H at page 46 and designated as Lot No. 35 in Block 1 on page 531.1 of the Greenville County, South Carolina Block Book, and having, the following metes and bounds, to wit:

BEGINNING at a point on the western side of Five Oaks Drive at the joint front corner of Lots 5 and 6 and running thence with line of said Lot No. 5, S 85-49 W, 339.5 feet to a point in line of land now or formerly owned by Simmons; thence with said Simmons line, N 0-42 W, 98.5 feet to an old iron pin; thence continuing with the said Simmons line, N 2-41 W, 306.2 feet to corner of Lot No. 7; thence with line of said Lot No. 7, N 87-30 E, 88.4 feet to a point; thence continuing with line of said Lot No. 7, S 54-11 E, 298.7 feet to a point of the western side of Five Oaks Drive; thence following the circle of Five Oaks Drive, S 11-12 W, 41.7 feet, to a point; thence continuing with said Circle, S 38-03 E, 41.7 feet to a point on the western side of Five Oaks Drive; thence with the western side of Five Oaks Drive, S. 2-40 E, 135 feet to the beginning corner and containing 2.50 acres, more or less.

DERIVATION: Deed of Fred W. Brown, Jr., and Lois F. Brown, recorded in the RMC Office for Greenville County in Deed Book 1144 at page 468 on March 17, 1981.



which has the address of Lot 6, Batesville Forest, Five Oaks Drive, Greer, SC, (Street) (City) (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.

COPIES OF THIS INSTRUMENT ARE FILED IN THE R.M.C. OFFICE FOR GREENVILLE COUNTY, SOUTH CAROLINA, ON FEBRUARY 26, 1982, AT 4:00 PM.

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