

Post Office Drawer 408  
Greenville, S. C. 29602

GREENVILLE, S. C.  
MAR 22 1 38 PM '82  
DONNIE STANKERSLEY  
R.M.C.  
**MORTGAGE**

BOOK 1586 PAGE 211

THIS MORTGAGE is made this 19th day of March,  
1982 between the Mortgagor, Joseph Edwin Fort and Janice P. Fort,  
(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").

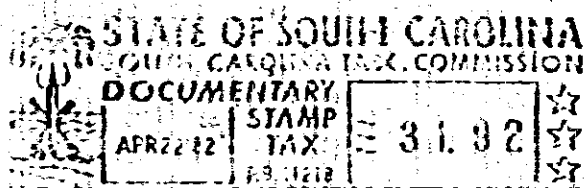
WHEREAS, Borrower is indebted to Lender in the principal sum of Seventy-nine Thousand  
Seven Hundred Fifty and n0/100 Dollars, which indebtedness is evidenced by Borrower's  
note dated March 19, 1982, (herein "Note"), providing for monthly installments of principal  
and interest, with the balance of the indebtedness, if not sooner paid, due and payable on April 1,  
.... 2010. ADIA....;

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 situate lying and being on the Northeastern  
side of Ticonderoga Drive, near the City of Greenville in the County of Greenville,  
State of South Carolina, and known and designated as Lot No. 282 of a Subdivision  
known as Canebrake, Phase III, plat of which is recorded in the R.M.C. Office for  
Greenville County in Plat Book 7-X at Page 97, and according to said plat has the  
following metes and bounds to wit:

BEGINNING at an iron pin on the Northeastern side of Ticonderoga Drive at the joint  
front corner of Lots Nos. 281 and 282, and running thence with a joint line of said  
Lots N. 71-52 E. 125.26 feet to an iron pin; running thence S. 18-08 E. 96 feet to  
an iron pin at the joint rear corner of Lots Nos. 282 and 283; running thence with  
a joint line of said Lots S. 71-52 W. 125.26 feet to an iron pin on the Northeastern  
side of Ticonderoga Drive; running thence with the Northeastern side of said drive  
N. 18-08 W. 96 feet to an iron pin.

This is the identical property conveyed to the Mortgagors herein by deed  
of Gatewood Builders, Inc., recorded simultaneously herewith.



which has the address of Lot 282 Canebrake, Ticonderoga Drive Greer,  
(Street) (City)  
South 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.

SOUTH CAROLINA — 1 to 4 Family—6/75—FNMA/FHLMC UNIFORM INSTRUMENT (with amendment adding Para. 24)

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