

S. C.

1982

WASLEY

MORTGAGE

1574 737

THIS MORTGAGE is made this 7th day of July 1982, between the Mortgagor, RICHARD K. VAN ARSDALE and SHYRELL E. VAN ARSDALE (herein "Borrower"), and the Mortgagee, FIRST NATIONAL BANK OF SOUTH CAROLINA, a corporation organized and existing under the laws of The State of South Carolina, whose address is Post Office Box 225, Columbia, South Carolina, 29202 (herein "Lender").

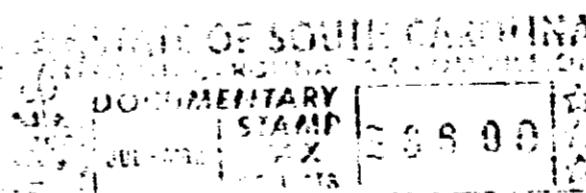
WHEREAS, Borrower is indebted to Lender in the principal sum of NINETY THOUSAND and No/100 (\$90,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated July 7, 1982 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on August 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 piece, parcel or lot of land, situate, lying and being in the State of South Carolina, County of Greenville, on the cul-de-sac at the southern end of Ladyslipper Lane, being shown and designated as Lot 572 on a plat entitled "Map 4-Section 2, Sugar Creek", by C. O. Riddle, Surveyor, dated September 4, 1981, and recorded in Greenville County Plat Book 8-P at Page 62, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the cul-de-sac at the southern edge of Ladyslipper Lane, at the joint front corner with Lot No. 573, and running thence with the joint line with Lot No. 573, S. 34-40 E. 160 feet to a point; thence running S. 56-43-46 W. 104.46 feet to a point; thence running N. 66-10-17 W. 90.46 feet to a point at the joint rear corner with Lot No. 571; thence with the joint line with Lot No. 571, N. 14-40 E. 150 feet to a point on the southern edge of said cul-de-sac; thence with the southern edge of said cul-de-sac, the chord of which is N. 80-00 E. 41.73 feet to the point of beginning.

This is the same property conveyed to the mortgagors herein by deed of Cothran & Darby Builders, Inc., dated July 7, 1982, and recorded simultaneously herewith.



which has the address of Lot 572, Ladyslipper Lane, Greer, 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.

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