

FILED
G.F. ... CO. S. C.
20 PM '82
SUNN ... BANKERSLEY
R.M.C.

This instrument was prepared by:
Marchbanks, Chapman,
Harter & Groves, P.A.

NOTICE: This Mortgage Secures
A VARIABLE/ADJUSTABLE INTEREST RATE NOTE BOOK 1532 PAGE 222

MORTGAGE

THIS MORTGAGE is made this 1st day of October
1982, between the Mortgagor, George W. Colclough
(herein "Borrower"), and the Mortgagee, WACHOVIA MORTGAGE COMPANY,
a corporation organized and existing under the laws of NORTH CAROLINA, whose address is P. O. Box 3174, Winston-Salem, North Carolina 27102 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of One Hundred Twenty-Three Thousand Nine Hundred and no/100 (\$123,900.00) Dollars, which indebtedness is evidenced by Borrower's note dated October 1, 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 November 1, 2012; A copy of said Note is attached hereto as Exhibit A, being

Incorporated fully herein for all purposes.

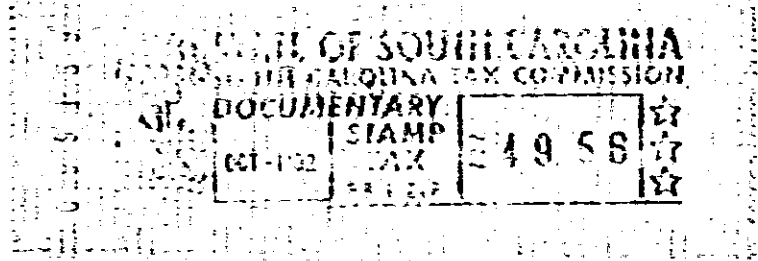
To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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, City of Greenville, on the eastern side of Augusta Road and the southern side of Byrd Boulevard, being known and designated as Lot No. 1 as shown on a plat entitled TRAXLER PARK TOWNHOUSES made by Dalton & Neves Co., Engineers, dated April, 1981, recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 7-X at Page 96 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Byrd Boulevard at the joint front corner of Lots Nos. 1 and 2 and running thence along the common line of said lots, S. 3-47 W. 202.54 feet to an iron pin in the line of Lot No. 101; thence along the common line of Lots Nos. 101 and 1, S. 65-37 W. 15.65 feet to an iron pin on the eastern side of Augusta Road; thence along the eastern side of Augusta Road, N. 25-04 W. 206.5 feet to an iron pin at the intersection of Augusta Road and Byrd Boulevard; thence with the southern side of Byrd Boulevard, the following courses and distances: N. 56-42 E. 37.35 feet to an iron pin and N. 89-19 E. 83.9 feet to an iron pin, the point of beginning.

This is the same property conveyed to the Mortgagor by Manly Investment Group, Inc. by deed dated October 1, 1982, and recorded in the R.M.C. Office for Greenville County on October 1, 1982, in Deed Book 1174 at Page 965.

700



200
100

which has the address of 3 Byrd Boulevard, Greenville
[Street] [City]
South Carolina 29605 (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.

4328 W.2