

GREENVILLE CO. S. C.
DEC 10 10 30 AM '82
JOHN W. WEAVERSLEY
R. M. C.

MORTGAGE

BOOK 1588 PAGE 132

THIS MORTGAGE is made this 6th day of December 1982, between the Mortgagor, DEXTER J. GOURDIN and DEBORAH T. GOURDIN (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").

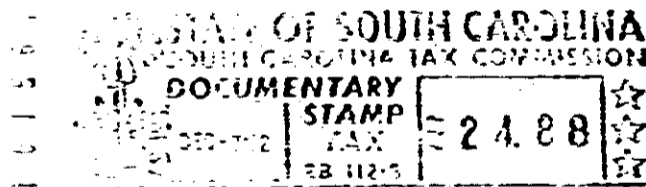
WHEREAS, Borrower is indebted to Lender in the principal sum of SIXTY TWO THOUSAND, TWO HUNDRED and No/100 (\$62,200.00) Dollars, which indebtedness is evidenced by Borrower's note dated December 6, 1982 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on January 1, 1998.

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 northern side of Wetherill Road, being shown as Lot 123 on plat of DEL NORTE ESTATES, recorded in Plat Book WWW at Page 33 in the RMC Office for Greenville County, and being further shown on a more recent plat by Freeland & Associates, dated December 3, 1982, entitled "Property of Dexter J. Gourdin and Deborah T. Gourdin", and having, according to said plats, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Wetherill Road, joint front corner of Lots Nos. 123 and 124, and running thence along the common line of said lots, N. 12-06 E. 207.46 feet to an iron pin; thence running S. 61-46 E. 99.6 feet to an iron pin, joint rear corner of Lots Nos. 122 and 123; thence running along the common line of said lots, S. 12-20 W. 177.0 feet to an iron pin on the northern side of Wetherill Road; thence along said Road, N. 79-35 W. 95.0 feet to an iron pin, the point of beginning.

This is the same property conveyed to the mortgagors herein by deed of Jack H. Mitchell, III and Marion H. Mitchell, dated December 6, 1982, and recorded herewith.



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which has the address of 4 Wetherill Road, Greenville, South Carolina, 29615 (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 seized 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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