

MORTGAGE

This form is used in connection with mortgages insured under the one- to four-family provisions of the National Housing Act.

LONG, BLACK & GASTON

STATE OF SOUTH CAROLINA, }
COUNTY OF Greenville } ss:

FILED
GREENVILLE, S.C.
MAR 3 11 08 AM '83
DONNIE S. LAMMERSLEY
R.M.C.

461-187489

TO ALL WHOM THESE PRESENTS MAY CONCERN:

THAT WE, T. STEVEN BERRY AND LORY K. BERRY
Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF SOUTH CAROLINA, a corporation
organized and existing under the laws of the State of South Carolina, hereinafter
called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by
reference, in the principal sum of
FORTY SEVEN THOUSAND AND NO/100----- Dollars (\$ 47,000.00).

with interest from date at the rate of Twelve per centum (12.00 %)
per annum until paid, said principal and interest being payable at the office of First Federal Savings and Loan
Association of South Carolina in P. O. Box 408, Greenville, S. C.
or at such other place as the holder of the note may designate in writing, in monthly installments of
Four Hundred Eighty Three and 45/100----- Dollars (\$ 483.45),
commencing on the first day of , 19 , and on the first day of each month thereafter until the prin-
cipal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable
on the first day of March, 2013

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof
to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) to the Mortgagor in hand well and truly paid by
the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bar-
gained, sold, and released, and by these presents does grant, bargain, sell, and release unto the Mortgagee, its successors and assigns,
the following-described real estate situated in the County of Greenville
State of South Carolina:

ALL that piece, parcel or lot of land, with all improvements thereon, lying
and being in the State of South Carolina, County of Greenville, in the City
of Greenville, and being located on the southern side of Earle Street, be-
ing known and designated as Lot No. G, Map No. 4 as shown on a plat of
property of Mountain City Land Improvement Company, prepared by J. N.
Southern which plat is of record in the Office of the RMC for Greenville
County, S. C., in Deed Book WW, at Page 605, and having, according to a
more recent survey prepared by Freeland and Associates, dated February 21,
1983, entitled "Property of T. Steven Berry and Lori K. Berry", the fol-
lowing metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Earle Street at the corner
of Lot No. H, 65.5 feet from the southeastern corner of Earle Street and
Wilson Street and running thence with Earle Street S. 84-30 E. 65.5 feet
to an iron pin; thence running S. 5-30 W. 134.5 feet to an iron pin at the
joint rear corner of Lots Nos. F and G; thence N. 84-30 W. 65.5 feet to an
iron pin in the corner of Lot No. H; thence with the line of Lot No. H,
N. 5-30 E. 134.5 feet to the point of BEGINNING.

THIS is the same property conveyed to T. Steven Berry and Lori L. Kline,
(now Lori K. Berry), dated April 1, 1981 and recorded April 2, 1981 in
the RMC Office for Greenville County in Deed Book 1145 at Page 590.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident
or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and
lighting fixtures and equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.
The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has
good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encum-
brances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee
forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.
The Mortgagor covenants and agrees as follows:

1. That he will promptly pay the principal of an interest on the indebtedness evidenced by the said note, at the times and in the
manner herein provided. Privilege is reserved to pay the debt in whole, or in an amount equal to one or more monthly payments on
the principal that are next due on the note, on the first day of any month prior to maturity; provided, however, that written notice
of an intention to exercise such privilege is given at least thirty (30) days prior to prepayment.

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