

Mortgagee's Mailing Address: First Federal of South Carolina
GREENVILLE SC S.C. Post Office Box 408
Greenville, South Carolina 29602

BOOK 1603 PAGE 934

APR 27 1 08 PM '83
DONNIE S. WILKINSLEY
R.M.C.

MORTGAGE

THIS MORTGAGE is made this 26th day of April,
19 83, between the Mortgagor, William N. Rogers and Deborah A. Rogers,
(herein "Borrower"), and the Mortgagee, First Federal
Savings and Loan Association of South Carolina, 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").

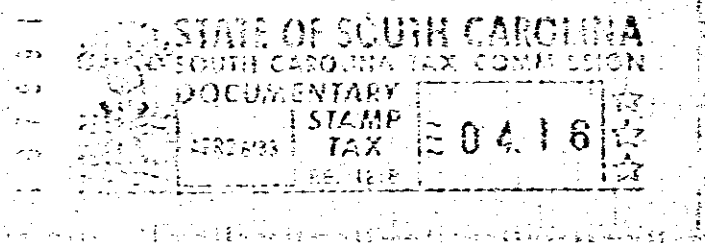
WHEREAS, Borrower is indebted to Lender in the principal sum of Ten Thousand Three Hundred
Thirty Six and 81/100 Dollars, which indebtedness is evidenced by Borrower's
note dated April 26, 1983, (herein "Note"), providing for monthly installments of principal
and interest, with the balance of the indebtedness, if not sooner paid, due and payable on
May 1, 1988.....;

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 those pieces, parcels or lots of land situate, lying and being in the City and
County of Greenville, State of South Carolina, on the northwestern side of Ridgeway
Avenue and being known and designated as Lots Nos. 3 and 4 of Property of A.F.
Day and Zora L. Ridgeway, said plat being recorded in the R.M.C. Office for
Greenville County in Plat Book "J", at Page 93 and having, according to said
plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Ridgeway Avenue at the
joint front corner of Lots Nos. 3 and 5 and running thence with the common line
of Lots Nos. 3 and 5 N. 56-04 W. 92.6 feet to a point; thence continuing along the
joint line of Lots Nos. 4 and 6 N. 56-04 W. 106.5 feet to an iron pin; thence across
the rear line of Lot No. 4 N. 35-08 E. 55 feet to an iron pin; thence with the common
line of Lots Nos. 2 and 4 S. 56-04 E. 107.5 feet to a point; thence continuing with
the common line of Lots Nos. 1 and 3 S. 56-04 E. 90.5 feet to an iron pin on
the northwestern side of Ridgeway Avenue; thence with said Avenue S. 33-56 W.
55 feet to an iron pin, the point of beginning.

This is the same property conveyed to the Mortgagors herein by deed of J.
Palmer Owen to be recorded herewith.



which has the address of 25 Ridgeway Ave. Greenville,
(Street) (City)
South Carolina 29607 (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.