

FILED  
GREENVILLE S.C.

JUL 25 11 31 AM '83

# MORTGAGE

DONNIE S. TARKENTLEY

THIS MORTGAGE is made this 20th day of July,  
1983, between the Mortgagor, Bennett R. Skelton and Alice H. Skelton  
<sup>R.M.C.</sup>, (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 One Hundred Thousand  
and no/100 (\$100,000.00) Dollars, which indebtedness is evidenced by Borrower's  
note dated July 20, 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 August 1,  
.....2013.....;

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 certain piece, parcel or lot of land situate, lying and being  
on the eastern side of Rockwood Drive, in the City of Greenville,  
County of Greenville, State of South Carolina, being shown and  
designated as Lot No. 1 on plat of MEYERS PARK SUBDIVISION, SECTION 1,  
prepared by C. O. Riddle, Surveyor, dated September 1976, recorded in  
the RMC Office for Greenville County, S.C., in Plat Book 5-P, Page 53,  
and revised plat dated November 10, 1976, recorded in the RMC Office  
for Greenville County, S.C., in Plat Book 5-P, Page 56, and having such  
metes and bounds as shown thereon.

This being the same property conveyed to the Mortgagors herein by  
deed of Louis Builders, Inc. dated May 1, 1978 and recorded May 3,  
1978, in the RMC Office for Greenville county, S.C., in Deed Book  
1078 at Page 419 and by deed of Alice H. Skelton recorded 3 February  
1981 in Deed Book 1142 at Page 41 in the RMC Office for Greenville  
County.

600  
STATE OF SOUTH CAROLINA  
RECORDING DIVISION  
DOCUMENTARY  
STAMP  
TAX \$40.00

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which has the address of 298 Rockwood Drive, Greenville,  
<sub>(Street) (City)</sub>  
S.C. 29605 (herein "Property Address");  
<sub>(State and Zip Code)</sub>

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.

