

FILED
GREENVILLE S.C.

AUG 29 4 08 PM '83 MORTGAGE

DONNIE S. HERSLEY
R.M.C.

THIS MORTGAGE is made this 26th day of August,
1983, between the Mortgagor, John Waldes and Teresa Waldes,
(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 Eighty-Nine Thousand Six
Hundred and no/100 (\$89,600.00) Dollars, which indebtedness is evidenced by Borrower's
note dated August, 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 September 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 piece, parcel or lot of land situate, lying and being on the southern
side of King George Road, in the County of Greenville, State of South Carolina,
being shown and designated as Lot No. 50 on a plat entitled "Foxcroft (sec. 1,
map 1)", recorded in the RMC Office for Greenville County, South Carolina, in
Plat Book 4F, at page 2, and having, according to said plat and a more recent
plat entitled "Property of John Waldes and Teresa Waldes", prepared by Freeland &
Associates, dated August 25, 1983, the following metes and bounds:

BEGINNING at an iron pin on the southern side of King George Road at the joint
front corner of Lots Nos. 50 and 63, and running thence with the line of Lot No.
63 S. 3-49 E. 164.61 feet to an iron pin in the line of Lot No. 61; thence with
the line of Lots Nos. 61 and 60 S. 86-11 W. 176.67 feet to an iron pin in the
line of Lot No. 51; thence with the line of Lot No. 51 N. 3-49 W. 164.61 feet to
an iron pin on the southern side of King George Road; thence with the southern
side of King George Road N. 86-11 E. 176.67 feet to the point of beginning.

This is the identical property conveyed to the Mortgagors herein by deed of
Patricia Pitts Youngquist, dated August 26, 1983, and recorded in the RMC Office
for Greenville County in Deed Book 1195, at page 258, on August 29, 1983; by
deed of Martha Lisa Pitts, dated August 26, 1983, and recorded in said RMC
Office in Deed Book 1195, at page 261, on August 29, 1983; by deed of Dabney
deGraffenried Pitts, dated August 26, 1983, and recorded in said RMC Office in
Deed Book 1195, at page 268, on August 29, 1983; and by deed of John Emmett
Pitts, III, dated August 25, 1983, and recorded in said RMC Office in Deed Book
1195, at page 265, on August 29, 1983.

which has the address of 22 King George Road Greenville,
(Street) (City)
South Carolina 29615 (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.

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