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# MORTGAGE

RE 83-148

THIS MORTGAGE is made this 3rd day of October 1983, between the Mortgagor, Jeffrey A. Siegel and Barbara W. Siegel (herein "Borrower"), and the Mortgagee, Wachovia Mortgage Company, a corporation organized and existing under the laws of North Carolina, whose address is Winston-Salem, North Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Seventy-Thousand and No/100ths-- (\$70,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated October 3, 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 November 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 north side of Harcourt, in the City and County of Greenville, South Carolina, being shown and designated as Lot No. 6 and a portion of Lot No. 5 of the property of J. Ed Hart, as shown on revised Plat made by R. E. Dalton, C.E., recorded in the RMC Office for Greenville County in Plat Book F, at Page 284 reference being made to said plat for the metes and bounds thereof; being more particularly described on a more recent plat of the property of Jeffrey A. Siegel and Barbara W. Siegel prepared by James R. Freeland, PE & RLS No. 4781, dated September 29, 1983 and recorded in Plat Book 10B at page 48 in the RMC Office for Greenville County, South Carolina, reference being made to said plat for the metes and bounds thereof.

This being the same as that conveyed to Jeffrey A. Siegel and Barbara W. Siegel by deed of George A. Harper and Mary A. Harper being dated and recorded concurrently herewith.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE  
DOCUMENTARY  
STAMP TAX  
\$ 28.00

which has the address of 25 Harcourt Drive, Greenville, SC 29601  
[Street] [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 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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