

THIS MORTGAGE is made this 16th day of November 1982, between the Mortgagor, DEWEY M. FREEMAN, JR. and WILLIAM B. FREEMAN (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings & Loan Association, a corporation organized and existing under the laws of United States of America, whose address is 1500 Hampton Street, Columbia, South Carolina, (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-one Thousand Nine Hundred and no/100ths (\$31,900.00) Dollars, which indebtedness is evidenced by Borrower's note dated November 16, 1982 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on December 1, 2012;

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 condominium unit, situate, lying and being in the County of Greenville, State of South Carolina, known as Unit 25-C, in Building E of the WILDAIRE-MERRY OAKS HORIZONTAL PROPERTY REGIME I AND II, as established under the terms and conditions of that certain Master Deed appearing of record in the RMC Office for Greenville County, S. C., in Deed Book 1151, page 856, as amended by a first amendment appearing of record in the RMC Office for Greenville County, S. C., in Deed Book 1171, page 817, reference to which is hereby craved for the metes and bounds thereof.

The above property is the same conveyed to the Mortgagors by deed of Wildaire-Merry Oaks Partnership, to be recorded simultaneously herewith.

THIS IS A RE-RECORDING AND DUPLICATE ORIGINAL OF A MORTGAGE GIVEN BY DEWEY M. FREEMAN, JR. AND WILLIAM B. FREEMAN, DATED NOVEMBER 16th, 1982, WHICH HAS BEEN EXECUTED TO CORRECT THE FINAL MATURITY DATE.

which has the address of Unit 25, Building E, Merry Oaks Condominums, Taylors South Carolina 29687 (herein "Property Address");

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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