

MORTGAGE

Vol 1651 Case 369

FILED GREENVILLE CO. S.C.

THIS MORTGAGE is made this 9th day of March 1984, between the Mortgagor, WILLIAM M. PUTNAM, JR., AND PATTY R. PUTNAM, DONNIE S. TARKERSLEY (herein "Borrower"), and the Mortgagee, Wachovia Mortgage Company, R.M.C. (herein "Lender"), a corporation organized and existing under the laws of North Carolina, whose address is Winston-Salem, North Carolina.

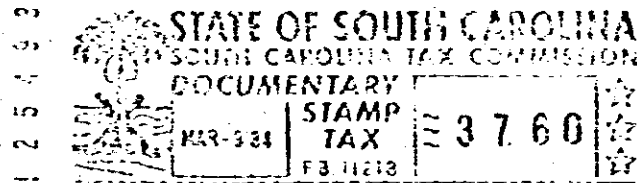
WHEREAS Borrower is indebted to Lender in the principal sum of Ninety-four Thousand and No/100 (\$94,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated March 9, 1984 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on April 1, 2014.

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 Eastern side of Red Fox Trail, near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 11 as shown on a plat of Map No. 2, Section 2, Foxcroft, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 4-N at pages 36 and 37, and having, according to said plat and also according to a more recent plat entitled "Survey for William M. Putnam, Jr., and Patty R. Putnam", dated February 28, 1984, prepared by C. O. Riddle Surveying Co., the following metes and bounds:

BEGINNING at an iron pin on the Eastern side of Red Fox Trail at the joint front corner of Lots Nos. 10 and 11, and running thence with the line of Lot No. 10 N. 80-29 E. 184.4 feet to an iron pin; thence with the rear line of Lots Nos. 6 and 5 N. 16-22 W. 128 feet to an iron pin at the joint rear corner of Lots Nos. 11 and 12; thence with the line of Lot No. 12 S. 79-17 W. 170 feet to an iron pin on the Eastern side of Red Fox Trail; thence with the Eastern side of Red Fox Trail S. 10-08 E. 61.8 feet to an iron pin; thence continuing with the Eastern side of Red Fox Trail S. 9-40 E. 61.7 feet to the point of beginning.

This is the identical property conveyed to the Mortgagors herein by deed of Joseph E. Imholz and Kathleen R. Imholz, dated December 21, 1983, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 1207 at page 752, on March 9, 1984.



which has the address of 105 West Red Fox Trail, Greenville, South Carolina 29615 (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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