

FILED
GREENVILLE CO. S.C.

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MORTGAGE

DONNIE S. TANKERSLEY
R.M.C.

THIS MORTGAGE is made this 15TH day of March, 1984, between the Mortgagor, J. KEITH DEVORE AND MARCIA M. DEVORE, (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").

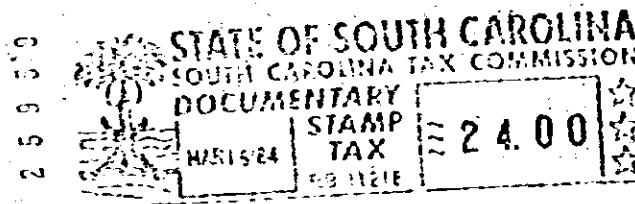
WHEREAS, Borrower is indebted to Lender in the principal sum of Sixty Thousand and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated March 15, 1984, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner 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 certain piece, parcel or tract of land in Greenville County, State of South Carolina, being known and designated as Lot No. 129 of Phase I, Carolina Springs, prepared by W. R. Williams, Jr., Registered Engineer and Surveyor, dated February, 1976, and recorded in the R.M.C. Office for Greenville County in Plat Book 5-R, Page 13 and having, according to a more recent survey prepared by Freeland and Associates dated March 5, 1984, entitled "Property of J. Keith Devore and Marcia M. Devore", the following metes and bounds, to-wit:

BEGINNING at an iron pin on the easterly side of Carolina Way, which iron pin is located in temporary cul de sac and running thence with line of property of W. M. Chamblee S. 66-45 E., 209.8 feet to an iron pin; thence continuing with Chamblee property, S. 29-04 W., 293.6 feet to an iron pin; thence N. 41-21 W., 257 feet to an iron pin on the southeasterly edge of Carolina Way; thence with the curve of Carolina Way, the chord of which is N. 44-15 E., 95 feet to an iron pin; thence continuing with the curve of said Carolina Way, the chord of which is N. 34-15 E., 95 feet to the beginning corner.

This is the same property conveyed to the mortgagors by deed of James A. Cheek and Velma B. Cheek recorded simultaneously herewith.



which has the address of 129 Carolina Way Fountain Inn,
(Street) (City)
South Carolina 29644 (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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