

# Security Federal

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GREENVILLE  
MAR 21 12 43 PM '84 MORTGAGE

DOONIE G. TANKERSLEY  
R.M.C.

THIS MORTGAGE is made this 21st day of March 1984, between the Mortgagor, Jeffrey H. Wieler (herein "Borrower"), and the Mortgagee, Security Federal Savings and Loan Association of South Carolina, a corporation organized and existing under the laws of the United States, whose address is 1233 Washington Street, Columbia, South Carolina, 29201 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Forty-two Thousand and no/100 (\$42,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated March 21, 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;

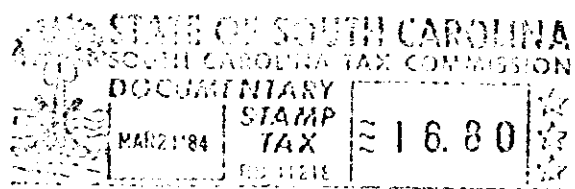
To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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, lying and being situate in the County of Greenville, State of South Carolina being shown and designated as Lot 7, Section 1, Quincy Acres on a plat entitled "Property of Jeffrey H. Wieler" and recorded in Plat Book 12-J, Page 96 in the RMC office for Greenville County, South Carolina and having according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the western side of Oak Drive, said pin being 395 feet more or less from the intersection of Oak Drive and Quincy Drive and running with Oak Drive thence S. 19-15 E. 109.98 feet to an iron pin; thence S. 72-32 W. 174.99 feet to an iron pin; thence N. 19-16 W. 104.62 feet to an iron pin; thence N. 70-47 E. 174.94 feet to an iron pin, the point of beginning.

This being the same property conveyed to the Mortgagor herein by deed of S.P. Anderson recorded in Deed Book 1208; Page 608 in the RMC Office for Greenville County, South Carolina.

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which has the address of Oak Drive, Taylor, (Street) (City) S. C. 29687 (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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