

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

Vol. 1633 Page 737

MORTGAGE

THIS MORTGAGE is made this 26th day of MARCH,
1984, between the Mortgagor,s, RODGER A. WALLER & THEDA L. WALLER
, (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 FORTY-FIVE THOUSAND,
SIX HUNDRED & 00/100 (\$45,600.00) Dollars, which indebtedness is evidenced by Borrower's
note dated MARCH 26, 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 located in Greenville
County, State of South Carolina, on Crestwood Drive, shown as a 2.29 acre
tract of land on a Plat entitled: "Property of Rodger A. Waller and Theda
L. Waller", dated March 20, 1984, prepared by Carolina Surveying Co., and
recorded in the RMC Office for Greenville County, S. C., in Plat Book 10-6,
at Page 15, on March 26, 1984, and having the following metes and
bounds, to-wit:

BEGINNING at an iron pin 1,200 feet, more or less, from the intersection
of Crestwood Drive and Garden Terrace, and running with the common boundary
line of Nellie Bussey, N. 69-28 W., 512.3 feet to an iron pin on the
Josephine Hinson line; thence N. 36-16 E., 268.8 feet to an iron pin; thence
S. 56-52 E., 427.4 feet to a nail and cap on Crestwood Drive; thence along
Crestwood Drive, S. 12-52 W., 167.0 feet to the BEGINNING corner.

This is the identical property conveyed to the Mortgagors herein by Deed
of Vera L. McCarter, dated March 26, 1984, and recorded in the RMC Office
for Greenville County, S. C., in Deed Volume 1208, at Page 909, on
March 26, 1984.

STATE OF SOUTH CAROLINA
DEPARTMENT OF REVENUE
DOCUMENTARY
STAMP
TAX
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which has the address of Route 9, Crestwood Drive, Greenville,
(Street) (City)
South Carolina 29609 (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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