

1655 838

GREENVILLE, S.C.

APR 5 2 23 PM '84

# MORTGAGE

DOHENY & WALSLEY  
REALTORS

THIS MORTGAGE is made this 4th day of April, 1984, between the Mortgagor, Noel W. and Sharon D. Eckert, (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-Nine Thousand Six Hundred and no/100ths Dollars, which indebtedness is evidenced by Borrower's note dated \_\_\_\_\_, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on May 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 lot of land lying and being situate in the State of South Carolina, County of Greenville, and being known and designated as Lot No. 204 of Devenger Place, Section 11, as shown by a plat recorded in the office of the Clerk of Court for Greenville County in Plat Book 7-C, at page 91 and resurveyed by Robert R. Spearman, R.L.S. No. 3615, dated April 3, 1984, for Noel W. and Sharon D. Eckert, reference to which is hereby made for a more complete and accurate description and being thereon more fully described according to said plat as follows, to-wit:

BEGINNING at an iron pin on Hudson Farm Road, said pin being 220.0 feet, more or less Northeast of Saddle Tree Court, and being the joint front corner of Lots 203 and 204 and running thence along Hudson Farm Road North 33-01 East 85.0 feet to an iron pin, joint front corner of Lots 204 and 205; running thence along common line of Lots 204 and 205 South 56-59 East 140.0 feet to an iron pin; running thence along common line of Lot 204 herein conveyed and Section No. 9 of Devenger Place South 33-01 West 85.0 feet to an iron pin; running thence along common line of Lots 203 and 204 North 56-59 West 140.0 feet to an iron pin on Hudson Farm Road, the point of BEGINNING.

This being the identical property conveyed to Noel W. and Sharon D. Eckert by Equitable Relocation Management Corporation, an Illinois Corporation by deed dated April 4, 1984 to be recorded simultaneously with this mortgage.

STATE OF SOUTH CAROLINA  
DEPARTMENT OF REVENUE  
DOCUMENTARY STAMP TAX  
APR 5 1984  
2784

which has the address of 404 Hudson Farm Road Greer,  
(Street) (City)  
SC 296 51 (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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