

REC'D
MAY 31 1984
SOUTH CAROLINA
R.M.C.

MORTGAGE

THIS MORTGAGE is made this 27th day of April, 1984, between the Mortgagor, WILLIAM R. BARTON, SR. AND MAMIE L. BARTON, (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").

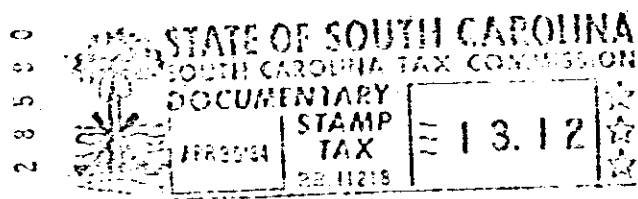
WHEREAS, Borrower is indebted to Lender in the principal sum of THIRTY TWO THOUSAND EIGHT HUNDRED & NO/100 Dollars, which indebtedness is evidenced by Borrower's note dated April 27, 1984, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on 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, with all improvements thereon, or hereafter to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Butler Township, containing 1.07 acres, more or less, as shown on plat of James Van and Cynthia Barton Minkler, recorded in the RMC Office in Plat Book 6-Q, Page 87 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin at the corner of Walter D. Christopher, 36 feet from the center line of Lake Drive and 779.6 feet, more or less, east of the center line of Batesview Road, and running thence along the northern side of Lake Drive N. 61-48 W. 201.6 feet to an iron pin; thence N. 43-46 E. 240 feet to an iron pin; thence S. 61-48 E. 201.6 feet to an iron pin; thence S. 43-36 W. 240 feet to the point of beginning.

This being the same property conveyed to the mortgagors herein by deed of First Federal Savings and Loan Association of South Carolina of even date and to be recorded herewith.



which has the address of Route 5, Lake Drive Greer, S. C.,
(Street) (City)
29651
(State and Zip Code) (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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