

GREENVILLE S.C.
MAY 21 3 27 PM '84
DONALD W. HENSLEY
R.M.C.

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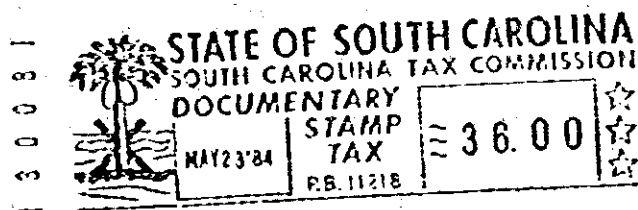
MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on May 23 19 84. The mortgagor is Frank R. Godbey and Marlene R. Godbey ("Borrower"). This Security Instrument is given to First Federal Savings and Loan Association of South Carolina, which is organized and existing under the laws of the United States of America, and whose address is 301 College Street, Greenville, South Carolina 29601 ("Lender"). Borrower owes Lender the principal sum of Ninety Thousand and no/100 Dollars (U.S. \$ 90,000.00). This debt is evidenced by Borrower's note dated the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not paid earlier, due and payable on November 23, 1984. This Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and modifications; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For the purpose, Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in Greenville County, South Carolina:

ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Butler Township, and being known and designated as Lot 12 as shown on a plat of Oak Meadow made by Freeland and Associates dated August 24, 1978, and recorded in the RMC Office for Greenville County in Plat Book 6V at page 11, said lot comprising 5.30 acres, more or less, reference being made to said plat for a metes and bounds description.

This conveyance also includes an undivided one eighteenth (1/18) interest in and to that certain unnamed road as shown on the above-referenced plat made by Freeland and Associates, said road leading in to the development known as Oak Meadows and providing access to each lot, it being the intention of the Grantors and Grantees herein to create a fee simple access road for the benefit of each and every lot as shown on the plat.

This being the same property conveyed to the Mortgagors herein by deed of George B. Pepper, et al. dated April 29, 1983 and recorded in the RMC Office for Greenville County in Deed Book 1187 at page 740.



which has the address of Lot 12, Oak Meadow Simpsonville South Carolina 29681 ("Property Address");

TO HAVE AND TO HOLD such property 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 rights and stock and all fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument 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 and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.

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