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# MORTGAGE



THIS MORTGAGE is made this 22nd day of June, 1984, between the Mortgagor, Cletus L. Smith, Jr.

, (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").

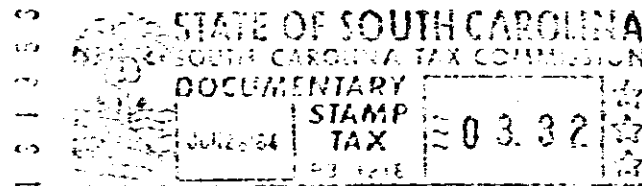
WHEREAS, Borrower is indebted to Lender in the principal sum of Eight Thousand, Two hundred & Sixty Two Dollars & 32/100 Dollars, which indebtedness is evidenced by Borrower's note dated June 22, 1984, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on June 30, 1989.....;

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 situate, lying and being in Greenville County, State of South Carolina shown and designated as Lot 25 on a Plat of Oakway Subdivision, recorded in Plat Book JJJ, at page 107 of the RMC Office for Greenville County, and having the following metes and bounds, to wit:

BEGINNING at an iron pin at the joint corner of Lots 24 and 25, and running thence N. 80-40 W., 260 to an iron pin at the joint rear corner of Lots 24 and 25; thence along the rear of Lot 25, N. 8-45 E., 50 feet to an iron pin; thence continuing along the rear of Lot 25, N. 36-57 W., 30 feet to an iron pin at the joint rear corner of Lots 25 and 26; thence along the common line of said lots, N. 66-30 E., 302.5 feet to an iron pin on the eastern side of Muddy Ford Road; thence along Muddy Ford Road and Whispering Holler, the following courses and distances: S. 4-15 E., 92 feet to an iron pin; S. 9-20 W., 150 feet to an iron pin, the point of beginning.

This is a portion of the property conveyed to the mortgagor herein by deed of Gayle Grimes Schroeder recorded May 30, 1980 in the RMC Office for Greenville County, South Carolina in Deed Book 1126 at Page 704.



which has the address of Lot 25, Whispering Hollow Road, Greenville, South Carolina,  
(Street) (City)

(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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RECORDS

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