

First Federal Savings & Loan  
P.O. Box 438  
Greenville, South Carolina 29602

Jul 20 10 03 AM '84  
**MORTGAGE**

01-333730-1

THIS MORTGAGE is made this 13th day of July,  
1984, between the Mortgagor, Paul D. Gilbert and Hallie S. Gilbert,  
(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 Twelve Thousand Eighty Three  
Dollars and 84/100--(\$12,083.84)----- Dollars, which indebtedness is evidenced by Borrower's  
note dated July 13, 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 July 30,  
1994.....;

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, situate,  
lying and being in the State of South Carolina, County of Greenville, near the City  
of Greenville, on the northwestern side of Dove Tree Road, being known as Lot No. 66  
as shown on a Plat entitled "Dove Tree", dated March 18, 1972, prepared by Piedmont  
Engineers and Architects, recorded in the RMC Office for Greenville County, South  
Carolina in Plat Book 4R, Pages 8 through 10, and having, according to said plat, the  
following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Dove Tree Road at the joint  
front corner of Lots Nos. 65 and 66, and running thence with the joint line of said  
lots, N. 58-05 W. 158.46 feet to an iron pin at the joint rear corner of Lots Nos.  
65 and 66; thence with the rear line of Lot No. 66, S. 24-47 W. 40 feet to an iron  
pin and S. 21-29 W. 116 feet to an iron pin at the joint rear corner of Lots 66 and  
67; thence with the joint line of said lots, S. 65-52 E. 140.4 feet to an iron pin  
on the northwestern side of Dove Tree Road, joint front corner of Lots Nos. 66 and  
67; thence with the northwestern side of Dove Tree Road, N. 25-57 E. 43.0 feet and  
N. 30-35 E. 92 feet to the point of beginning; being the same property conveyed to  
the grantors by W. N. Leslie, Inc., by deed dated November 1, 1973, and recorded in  
the RMC Office for Greenville County in Deed Vol, 987, at Page 497.

This being the same property conveyed to the mortgagor by deed William F. Fyffe and  
Faith S. Fyffe and recorded in the RMC Office for Greenville County on October 20,  
1976 in Deed Book 1044 at Page 863.

This is a second mortgage and junior in lien to that mortgage executed by First Federal  
Savings and Loan Association and recorded in the RMC Office for Greenville County on  
October 20, 1976 in Mortgage Book 1380 at Page 950.

which has the address of 3 Dove Tree Road Greenville,  
(Street) (City)  
South Carolina 29607 (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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