

S.E. STEELE

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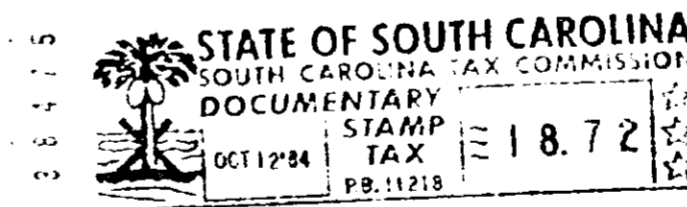
**MORTGAGE**

THIS MORTGAGE ("Security Instrument") is given on October 12,  
 1984. The mortgagor is SMITH & STEELE BUILDERS, INC.  
 ("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 Sixty-two thousand four hundred  
Dollars (U.S. \$ 62,400.00). 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 October 12, 1985. 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, situate, lying and being in Green-  
 ville County, South Carolina, being shown and designated as Lot 29 on a Plat of  
 RUSSON PLACE, recorded in the RMC Office for Greenville County in Plat Book 9-W, at  
 Page 73, and having, according to a more recent survey dated October 12, 1984,  
 prepared by Richard D. Wooten, Jr., the following metes and bounds:

BEGINNING at an iron pin on the southern side of Russton Lane, joint front corner  
 of Lots 28 and 29, and running thence with Russton Lane, N 67-58-37 E, 122.52 feet  
 to an iron pin; thence with the curve of Russton Lane, the chord of which is  
 S 54-30-49 E, 35.36 feet to an iron pin on Angie Drive; thence with Angie Drive,  
 S 09-30-49 E, 134.67 feet to an iron pin; thence with the rear line of Lot 29,  
 N 60-18-07 W, 67.64 feet to an iron pin; thence continuing with the rear line of  
 Lot 29, S 33-16-29 W, 48.97 feet to an iron pin; thence with the common line of  
 Lots 28 and 29, N 34-31-56 W, 139.37 feet to an iron pin on Russton Lane, the point  
 of beginning.

This is a portion of the property conveyed to the Mortgagor herein by deed of  
 Thelma H. Shaw, M. Milford Hammond and Carl Hammon, recorded November 14, 1983,  
 in Deed Book 1200, at Page 395.



which has the address of Russton Lane,  
 [Street] [City]  
 South Carolina 29687 ("Property Address");  
 [Zip Code]

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.