

ML 1080 Rev. 6/84

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SECURITY FEDERAL MORTGAGE

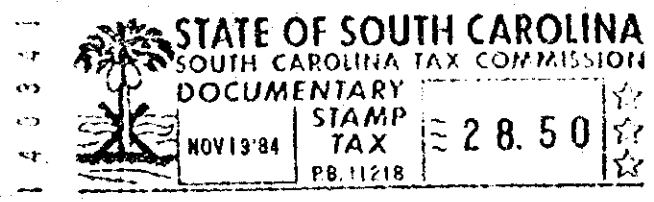
THIS MORTGAGE ("Security Instrument") is given on November 16 1984. The mortgagor is James A. Troidl and Lisa C. Troidl ("Borrower"). This Security Instrument is given to Security Federal Savings and Loan Association of South Carolina which is organized and existing under the laws of the United States of America and whose address is Post Office Box 7488 Columbia, South Carolina 29202 ("Lender"). Borrower owes Lender the principal sum of Ninety-Five Thousand and no/100ths Dollars (U.S. \$95,000.00). 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 December 1, 2014. 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 this 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 the buildings and improvements thereon, lying and being at the westerly intersection of Silver Creek Road and Sugar Creek Lane, near the City of Greenville, South Carolina, known and designated as Lot 124 on plat entitled "Map No. 4, Section I, Sugar Creek", as recorded in the RMC Office for Greenville County, South Carolina in Plat Book 5D at page 72, and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwesterly side of Sugar Creek Lane, said pin being the joint front corner of Lots 124 and 125 and running thence with the northwestern side of Sugar Creek Lane N. 37-50-00 E. 129.18 feet to an iron pin at the intersection of Silver Creek Road and Sugar Creek Lane; thence with said intersection N. 14-17-45 W. 31.67 feet to an iron pin on the southwesterly side of Silver Creek Road; thence with the southwesterly side of Silver Creek Road N. 51-38-34 W. 149.53 feet to an iron pin; thence S. 38-36-18 W. 150 feet to an iron pin, the joint rear corner of Lots 124 and 125; thence with the common line of said lots S. 52-10-00 E. 176.54 feet to an iron pin, the point of beginning.

This being the the same property conveyed to Mortgagors by deed of Vernie E. and Joy A. Heird being dated and recorded concurrently herewith.

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SECTION 29-2-24
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6-0001



which has the address of 212 Silver Creek Road Greer South Carolina 29651 ("Property Address");
[Street] [City] [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.

SOUTH CAROLINA—Single Family—FNMA/FHLMC UNIFORM INSTRUMENT

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