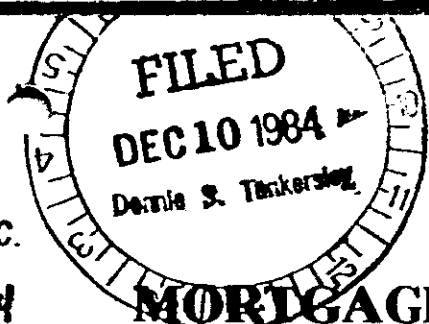


FILED
GREENVILLE CO. S.C.
MAR 6 10 47 AM '84
DONNIE S. TANKERSLEY
R.M.C.



(Construction—Permanent)

ALL REFERENCES TO SOUTH CAROLINA FEDERAL SAVINGS AND LOAN ASSOCIATION MEAN SOUTH CAROLINA FEDERAL SAVINGS BANK.

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THIS MORTGAGE is made this 2 day of MARCH, 1984, between the Mortgagor, ROBERT L. BARRETT, JR. AND EVELYN E. BARRETT, (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 1500 Hampton Street, Columbia, South Carolina (herein "Lender").

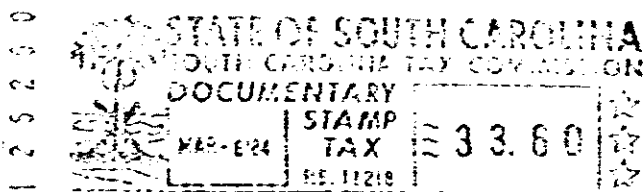
WHEREAS, Borrower is indebted to Lender in the principal sum of EIGHTY-FOUR THOUSAND AND NO/100THS (\$84,000.00) Dollars or so much thereof as may be advanced, which indebtedness is evidenced by Borrower's note dated MARCH, 1984, (herein "Note"), providing for monthly installments of interest before the amortization commencement date and for monthly installments of principal and interest thereafter, with the balance of the indebtedness, if not sooner paid, due and payable on April 1, 2014;

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, (b) the performance of the covenants and agreements of Borrower contained in a Construction Loan Agreement between Lender and Borrower dated MARCH 2, 1984, (herein "Loan Agreement") as provided in paragraph 24 hereof, and (c) 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 on the Eastern side of Kimbrell Road in the County of Greenville, State of South Carolina, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Eastern side of Kimbrell Road which iron pin is 862.9 feet, more or less, North of Old Spartanburg Road, and running thence with Kimbrell Road N. 22-03 W. 150 feet to a point; thence N. 63-30 E. 163.77 feet to an iron pin; thence S. 21-52 E. 150 feet to an iron pin; thence S. 63-30 W. 163.32 feet to the iron pin at the point of beginning.

THE above described property is the same acquired by the Mortgagors by deed from Margaret D. Kimbrell dated January 5, 1984, and recorded in the RMC Office for Greenville County on January 5, 1984, in Deed Book 1203 at Page 886.



Derivation:

✓ 321-B *PP EB*

which has the address of 1 KIMBRELL ROAD, TAYLORS, SOUTH CAROLINA 29687

(Street) (City)
(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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