

First Federal Savings and Loan Association of South Carolina  
301 College Street  
Greenville, South Carolina, 29601  
GREENVILLE CO. S.C.

VOL 1694 PAGE 21

Dec 12 12 33 PM '84 MORTGAGE

03-341045-4

THIS MORTGAGE is made this 7th. day of December,  
19 84, between the Mortgagor, VIRGIL L. SULLIVAN  
, (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 Six thousand two hundred fifty  
two dollars & 79 cents (\$6,252.79) Dollars, which indebtedness is evidenced by Borrower's  
note dated 12-7-84, (herein "Note"), providing for monthly installments of principal  
and interest, with the balance of the indebtedness, if not sooner paid, due and payable on 12-31-89

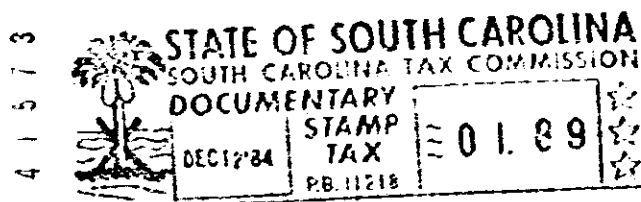
TO SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest  
thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect  
the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein  
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 the County of  
Greenville, State of South Carolina, being known and designated as Lot No. 22 of  
Ridgewood Subdivision and according to a plat prepared of said subdivision by R. B.  
Bruce, September 27, 1971, and recorded in the RMC Office for Greenville County, S.C.,  
in Plat Book 4R, Page 23, having the following metes and bounds, to-wit:

BEGINNING at a point on the edge of Ridgewood Drive, joint front corner of Lots 21  
and 22; running thence S. 74-35 E. 110 feet to a point of the edge of said road;  
thence N. 10-43 E. 226.5 feet to a point; thence S. 80-43 W. 140 feet to a point;  
thence S. 3-22 W. 171.1 feet to a point on the edge of Ridgewood Drive, point of  
beginning.

Being the same property conveyed to mortgagors by deed of Henry C. Harding Builders,  
Inc., dated March 1, 1973 and recorded in the RMC Office for Greenville County on  
March 1, 1973 in Deed Book 968 at Page 601.

This mortgage is junior in lien to the mortgage of Virgil L. Sullivan and Alice B.  
Sullivan given in favor of First Federal Savings and Loan Association of South  
Carolina, dated March 1, 1973 and recorded in the RMC Office for Greenville County  
on March 1, 1973 in Book 1268 at Page 486.



which has the address of Route 15, Ridgewood Drive 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 seized 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.

SOUTH CAROLINA — 1 to 4 Family—6/75—FNMA/FHLMC UNIFORM INSTRUMENT (with amendment adding Para. 24)

RECORDED  
1987  
4-00001

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