

FILED
GREENVILLE CO. S. C.
MAR 24 1 44 PM '82
DONNIE S. TANKERSLEY
R.H.C.

BOOK 1566 PAGE 379

MORTGAGE BOOK 81 PAGE 473

THIS MORTGAGE is made this twenty-third (23) day of March, 1982, between the Mortgagor, Ronald A. Brooks, Sr., and Ronald A. Brooks, Jr., (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association, 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 Fifteen Thousand One Hundred Fifty and no/100 (\$15,150.00) Dollars, which indebtedness is evidenced by Borrower's note dated March 23, 1982, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on April 1, 2003.

20 feet E. 80 feet to an iron pin; thence N. 29-52 E. 78 feet to an iron pin; thence N. 25-05 E. 78 feet to an iron pin; thence N. 15-12 E. 75 feet to an iron pin; thence N. 07-35 E. 38.5 feet to an iron pin on Brookside Avenue; thence with said Avenue, S. 44-19 E. 120 feet to the point of beginning.

This is the same property conveyed unto the Mortgagors herein by Deed of C.E. Robinson recorded on the 24th day of March, 1982, in Volume 1164 at page 299, records of the RMC for Greenville County.

4329

PAID SATISFIED AND CANCELLED
First Federal Savings and Loan Association
of Greenville, S. C. Same As, First Federal
Savings and Loan Association of S.C.
1983
Witness: Prayd. Dawkins

DOCUMENTARY
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FILED
GREENVILLE CO. S. C.
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R.H.C.
Larry Wood

which has the address of 108 Brookside Drive Greenville, South Carolina 29607 (herein "Property Address");

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.

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