

FILED
GREENVILLE CO. S. C.
FEB 27 4 50 PM '81
DONNIE E. TANKERSLEY
R.M.C.

BOOK 83 PAGE 1516

MORTGAGE

BOOK 1533 PAGE 794

THIS MORTGAGE is made this 27th day of February, 1981, between the Mortgagor, MAYNARD J. KRULL and BETTY A. KRULL, (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 Forty-four Thousand Six Hundred and no/100ths --- Dollars, which indebtedness is evidenced by Borrower's note dated February 27, 1981, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on March 1, 2008.

TO SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note on 150 feet to an iron pin on along the line of lot 17, N. 3-49 W., 150 feet to an iron pin on Richfield Terrace; thence along the southern side of Richfield Terrace, S. 86-11 W., 90 feet to the point of beginning.

The above property is the same conveyed to the Mortgagors by deed of Ronald Massey and Sheila M. Massey of even date to be recorded simultaneously herewith.

PAID SATISFIED AND CANCELLED
First Federal Savings and Loan Association
of South Carolina

June 10 1983
Witness Danny Black
Bob Black

which has the address of Route 4, 105 Richfield Terrace, Greer (City)
South Carolina 29651 (State and Zip Code) (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 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.

SOUTH CAROLINA — 1 to 4 Family—475—FNMA/FHLMC UNIFORM INSTRUMENT (with amendment adding Para. 20)

FILED
GREENVILLE CO. S. C.
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R.M.C.

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