

BOOK 83 PAGE 1903

BOOK 1564 PAGE 752

FILED
GREENVILLE CO. S. C.
MAR 1 3 27 PM '82
DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE

THIS MORTGAGE is made this First (1st) day of March, 1982, between the Mortgagor, Alan H. Riley

(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 EIGHT THOUSAND TWO HUNDRED SEVENTY-FIVE & 83/100 (\$8,275.83) Dollars, which indebtedness is evidenced by Borrower's note dated March 1, 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 3/1/1990 (March 1, 1990.)
Recorded same date in Deed Book 1163, Page 40.

This is a junior mortgage, junior in lien to that mortgage assumed by the Mortgagor herein on February 1, 1982, which mortgage is recorded in the RMC Office for Greenville County in Mortgage Book 1391, Page 597.

PAID SATISFIED AND CANCELLED
First Federal Savings and Loan Association 23430

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GREENVILLE CO. S. C.

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which has the address of 32 Bee Tree Court Piedmont
(City)
S. C. 29673 (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.