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FILED
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SEP 28 2 46 PM '83
DONNIE S. SPANKER
R.M.C.

MORTGAGE

THIS MORTGAGE is made this 28th day of September, 1983, between the Mortgagor, Townes B. Johnson Company, Inc., (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 Sixty Six Thousand Four Hundred and No/100 (\$66,400.00) Dollars, which indebtedness is evidenced by Borrower's note dated September 28, 1983 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on September 28, 1984;

Lot No. 74; thence with the line of Lot No. 74, S. 32-59 W. 100 feet to an iron pin on the eastern side of Devenhill Court; thence with the eastern side of Devenhill Court, the following courses and distances: N. 57-01 W. 115 feet to an iron pin; thence N. 12-01 W. 35.35 feet to an iron pin on the southeastern side of Atherton Way; thence with the southeastern side of Atherton Way, N. 32-59 E. 75 feet to the point of beginning.

This is the identical property conveyed to the Mortgagor herein by deed of Devenhill Property Associates, A South Carolina General Partnership, dated September 2, 1983, and recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 1196 at Page 148 on September 12, 1983. of Greenville, S.C.

Savings and Loan Association of S.C.

Don Jackson
HORTON, DRAWDY, WARD & JOHNSON, P.A.
31407
Notary Public
April 4 1984

which has the address of Lot No. 75 Atherton Way, Greer, SC 29651

(herein "Property Address"); HORTON, DRAWDY, WARD & JOHNSON, P.A.

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)

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