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FILED GREFNVILLE CO. S. C.

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MORTGAGE

86 the 703

DONNIE S. TARNERSLEY R.H.C.

"Lender").

THIS MORTGAGE is made this 31st _ day of ___October_ 19 83, between the Mortgagor, Devenger Pointe Company, a S. C. Partnership _ , (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

WHEREAS, Borrower is indebted to Lender in the principal sum of .One Hundred Tvelve Thousand Five Hundred and No/100----- Dollars, which indebtedness is evidenced by Borrower's note dated October 31, 1983 , (herein "Note"), providing for monthly installments of principal State of South Carolina, County of Greenville, being known and designated as Lots 6-18; 21-31; 58-70; 72; 73; 82-84 as shown on plat of DEVENGER POINTE SUBDIVISION, SECTION ONE, recorded in the R.M.C. Office for Greenville County, South Carolina, SECTION ONE, recorded in the R.M.C. Office for Greenville county, source in Plat Book 9-F, at page 59, reference to which is hereby made for a management of the property conveyed to the Mortgagor by College Properties.

This is a portion of the property conveyed to the Mortgagor by College Properties.

Inc. by deed of even date, recorded herewith.

The Association shall release individual lots from the Siles ED will portyage at a release price of \$15,000.00 per lot. First Vederal Savings and Loan Association

of Greenville, S. C. Same As First Federal Savings and Loan Association of S. C.

4206

Witness.

Devenger Road

(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.

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