

FILED  
GREENVILLE, S. C.  
NOV 3 3 48 PM '82  
DONNIE TANNERSLEY  
R.M.C.

First Federal of S. C.  
P. O. Box 408  
Greenville, S. C. 29602

BOOK 1584 PAGE 952

## MORTGAGE

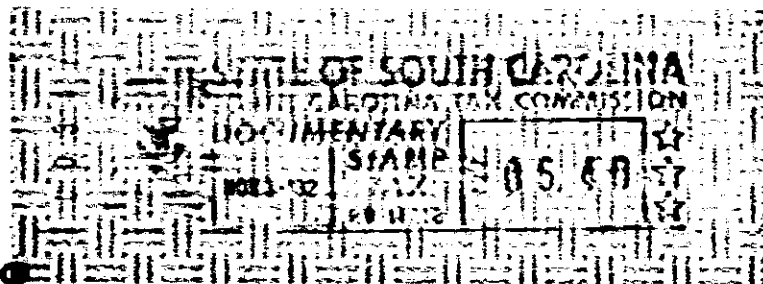
THIS MORTGAGE is made this second day of November, 1982, between the Mortgagor, Lucille G. Brown, (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Thirteen thousand and five hundred (\$13,500.00) Dollars, which indebtedness is evidenced by Borrower's note dated November 2, 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 December 1, 1992;

TO SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein contained, and (b) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 21 hereof (herein "Future Advances"), Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of Greenville, State of South Carolina:

All that certain piece, parcel of lot of land in the State of South Carolina, County of Greenville, being known and designated as Lot No. 25 on plat of property of Northside Heights recorded in Plat Book MM, Page 89, in the R. M. C. Office, and having according to said plat the following metes and bounds to-wit; Beginning at an iron pin on the western side of Pine Knoll Drive joint front corner of Lots 25 and 26 and running thence with the line of Lot 26 S. 89-25 W. 148.2 feet to an iron pin; thence N. 02-00 W. 95 feet to an iron pin joint rear corner of Lots 24 and 25; thence with the line of Lot 24 N. 82-20 E. 160 feet to an iron pin on Pine Knoll Drive; thence with said Pine Knoll Drive S. 03-55 W. 115 feet to the point of beginning. *L.B.*

This being the same property conveyed to the mortgagor by deed of Levis L. Gilstrap and Lloyd W. Gilstrap, dated 10-9-59 recorded 10-21-59 in Deed Book 637, at Page 41, recorded in the R. M. C. Office of Greenville County.



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which has the address of 103 Pine Knoll Drive, Greenville, S. C. 29609,  
(Street) (City)  
(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 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.