

BOOK 86 PAGE 111

FILED
GREENVILLE CO. S. C.
JUN 18 2 16 PM '84
DONNIE S. TINKERSLEY
R.M.C.

VOL 1644 PAGE 346

MORTGAGE

THIS MORTGAGE is made this 17th day of January, 1984, between the Mortgagor, Huff and Brewer Developers, a General 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 "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty Thousand and No/100 (\$50,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated January 17, 1984, (herein "Note"), providing for monthly installments of principal and interest with the balance of the indebtedness, together with all costs and rights of way, if any, affecting the above described property.

This is a portion of the property conveyed to the Mortgagors herein by general warranty deed of A. Newton Stall as Executor of the Estate of Walter Elwell Hunt on June 24, 1983 and recorded in the RMC Office for Greenville County in Deed Book 1191 at Page 129.

PAID SATISFIED AND CANCELLED
First Federal Savings and Loan Association
of Greenville, S. C. Same As First Federal
Savings and Loan Association of S. C.

1466

Ann Jackson
Authorized Signatory
July 9 1984
Witness *Jaycee R. [Signature]*

FILED IN 2035
GREENVILLE CO. S. C.
JUN 17 10 27 AM '84
DONNIE S. TINKERSLEY
R.M.C.

STATE OF SOUTH CAROLINA
REVENUE TAX COMMISSION
DOCUMENTARY
STAMP
TAX
\$ 20.00
JUN 17 1984

which has the address of Lot #3, Old Farr's Bridge Road Greenville, SC 29611 (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 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. 2)

2 JUN 24 1984 632

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