EE 1520 -43351

MORTGAGE

THIS MORTGAGE is made this	13th	day of	October	
1980, between the Mortgagor, Hol	(herein "Borro	ower"), and	the Mortgagee,	First Federa
Savings and Loan Association, a corpo	oration organized ar	nd existing und	ler the laws of th	e 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 Seventy-six Thousand

ALL that certain piece, parcel or lot of land situate, lying and being in Greenville County, S. C., being shown and designated as Lot No. 23 on plat of HOLLYTON, SECTION II, recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book 6-H, at Page 51, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Farrell Kirk Lane at the joint front corner of Lots 23 and 24 and running thence with the line of Lot 24 N. 18-45 E. 250.4 feet to an iron pin at the joint rear corner of Lots No. 23 and 24; thence with the rear line of Lot 23 with the center line of a unnamed creek as the line N. 88-57 E. 122.7 feet to an iron pin at the joint rear corner of Lots Nos. 22 and 23; thence with the line of Lot No. 22 S. 21-45 W. 297.0 feet to an iron pin on the northern side of Farrell Kirk Lane at the joint front corner of Lots Nos. 22 and 23; thence with the northern side of Farrell Kirk Lane N. 68-35 W. 100 feet to the point of beginning.

This is a portion of the property conveyed to the mortgagor herein by deed of Mac V. Patterson, dated August 6, 1976, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1040, at Page 880 on August 6, 1976.

The within Renegotiable Rate Mortgage is modified by the terms and conditions of the attached Renegotiable Rate Mortgage Rider which is attached hereto and made a part of this mortgage instrument.

7	200 3 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	0 - 500 Anglend	H GROLE	A -N
•	MI DOCUM	ENTARY	r] -/.,
>	A BOCIM	STAMP Tax	30,40	7
		स्राह्यः व्यव	İ	[₹ ?

which has the address of ________ Farrell Kirk Lane, Greenville, S. C, (Street)

___(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.

AND THE PROPERTY OF THE PROPER

SOUTH CAROLINA --- 1 to 4 Family-6/75-FNMA/FHLMC UNIFORM INSTRUMENT (with amendment adding Para. 24)

----> 0C14 PO

1328 RV-2