

FILED
GREENVILLE
MAY 31 12 39 PM '83
DONNIE R.M.C.

303-1609 FAX 53

MORTGAGE

THIS MORTGAGE is made this 25th day of May, 1983, between the Mortgagor, VICKIE S. TAYLOR, (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").

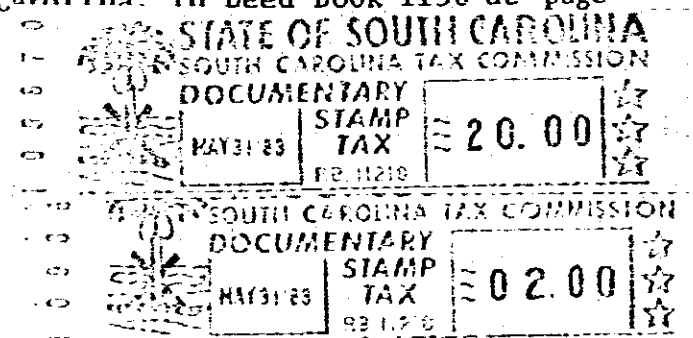
WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty-five Thousand and No/100 (\$55,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated May 25, 1983, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on June 1, 2013;

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 piece, parcel or lot of land situate, lying and being on the Eastern side of Charlbury Street, in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 19, Section F, Gower Estates, as shown on a plat thereof prepared by R. K. Campbell and Webb Surveying and Mapping Company, recorded in the R.M.C. Office for Greenville County in Plat Book JJJ at page 99, and having, according to a more recent plat prepared by Carolina Surveying Co., dated May 24, 1983, entitled "Property of Vickie S. Taylor", the following metes and bounds:

BEGINNING at an iron pin on the Eastern side of Charlbury Street at the joint front corner of Lots Nos. 19 and 20, and running thence with the line of Lot No. 20 N. 70-04 E. 179.1 feet to an iron pin; thence S. 19-50 E. 110 feet to an iron pin at the joint rear corner of Lots Nos. 18 and 19; thence with the line of Lot No. 18 S. 70-04 W. 178.9 feet to an iron pin on the Eastern side of Charlbury Street; thence with the Eastern side of Charlbury Street N. 19-56 W. 110 feet to the point of beginning.

This is the identical property conveyed to the Mortgagor herein by deed of John P. Taylor, dated October 14, 1981, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 1156 at page 737, on October 14, 1981.



which has the address of 43 Charlbury Street, Greenville,
(Street) (City)

South Carolina 29607 (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.

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

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