

FILED
GREENVILLE S.C.

BOOK 1830 PAGE 145

OCT 10 2 41 PM '83 MORTGAGE

DONNIE S. TANKERSLEY
R.M.C

THIS MORTGAGE is made this 10th day of October 1983, between the Mortgagor, John S. Coniglio and Betty J. Coniglio (herein "Borrower"), and the Mortgagee, First Natml. Bank of South Carolina, a corporation organized and existing under the laws of the State of South Carolina, whose address is P. O. Box 225, Columbia, South Carolina 29202 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Ninety Thousand and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated October 10, 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 November 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 lying in the State of South Carolina, County of Greenville, City of Greenville, shown as Lot 20 on plat of Schwiers at Cleveland, recorded in Plat Book 7 X at page 20 and having such courses and distances as will appear by reference to plat for College Properties, Inc., recorded in Plat Book 9 M at 18.

Being the same property conveyed by College Properties, Inc. by deed recorded herewith.

Also: All that piece, parcel or lot of land shown on plat recorded in Plat Book 9 M at page 18 being described as follows: Beginning at an iron pin in the joint line of Lots 19 and 20 and running thence N. 46-19 E. .3 foot; thence a new line through Lot 19, S. 49-17 E. 111.44 feet to a point at the rear of Lot 19; thence in a southwesterly direction .3 foot to an iron pin at the joint rear corner of Lots 20, 21 and 18; thence with the joint line of Lots 19 and 20, N. 49-17 W. 111.44 feet to the point of beginning.

STATE OF SOUTH CAROLINA
DEPARTMENT OF REVENUE
DOCUMENTARY TAX
STAMP TAX \$ 36.00

4.20

which has the address of Lot 20, Harvest Court, Greenville, S.C. 29601 (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 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.

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