

FILED
GREENVILLE CO. S. C.

Dec 19 2 52 PM '80

GONNIE S. TANKERSLEY

MORTGAGE
RENegotiable RATE NOTE
(See Rider Attached)

Closing date: December 18, 1980
(Date Instrument Delivered)

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THIS MORTGAGE is made this 18 day of December 1980, between the Mortgagor, William H. Shropshire and Kathryn E. Shropshire (herein "Borrower"), and the Mortgagee, UNITED FEDERAL SAVINGS AND LOAN ASSOCIATION OF FOUNTAIN INN, a corporation organized and existing under the laws of the United States of America, whose address is 201 Trade Street, Fountain Inn, S. C., 29644 (herein "Lender").

"NOTE" includes all Renewals and Amendments of the Note dated December 18, 1980. WHEREAS, Borrower is indebted to Lender in the principal sum of Forty Eight Thousand Four Hundred and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated December 18, 1980 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on January 1, 2011.

To SECURE to Lender (a) the repayment of the Note and (b) AS AN ADDITIONAL SECURITY the address of Lot 14 and strip, Pruitt Drive and Pruitt Drive Extension, Greenville, S.C. 29615 (herein "Property Address");

To HAVE AND TO HOLD unto Lender and Lender's successors and assigns, for and 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 table, 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 lot, together with said property (or the feehold 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 - FPM/FLM/C UNIFORM INSTRUMENT

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GREENVILLE CO. S. C.
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