

FILED
GREENVILLE S.C.
SEP 16 11 33 AM '83
DONNIE S. JENKENSLEY
R.M.C.

BOOK 1626 PAGE 32

BOOK 85 PAGE 357

MORTGAGE

THIS MORTGAGE is made this 15th day of September, 1983, between the Mortgagor, South-Hill Builders & Developers, Inc., (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 Forty-Nine Thousand Six Hundred and No/100 (49,600.00) Dollars, which indebtedness is evidenced by Borrower's note dated September 15, 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 September 15, 1984.

This is the same property conveyed to the Mortgagor herein by deed of Independent Properties, Inc. of even date to be recorded herewith.

200.00

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

Ann Jackson
Authorized Signature
May 9 1984

39000

Witness *John H. [Signature]*
which has the address of Lot 14, Wedgewood Place Taylors
SC 29687 (herein "Property Address");
(State and Zip Code)

JUN 11 2 34 PM '84
GREENVILLE, S.C.
DONNIE S. JENKENSLEY
R.M.C.
HORTON, DRAWDY, WARD & JOHNSON, P.A.
Attorneys At Law
Post Office Box 10167, F.S.
Greenville, South Carolina 29603

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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