

FILED
GREENVILLE S.C.

BOOK 1605 PAGE 909

MAY 10 11 56 AM '83

DONNIE HENSLEY

MORTGAGE

THIS MORTGAGE is made this 10th day of May,
19 83, between the Mortgagor, Clarence M. Pace and Joann B. Pace

-----, (herein "Borrower"), and the Mortgagee,
Perpetual Federal Savings and Loan Association, who address is 907 North Main Street, Anderson, South Carolina
(herein "Lender").

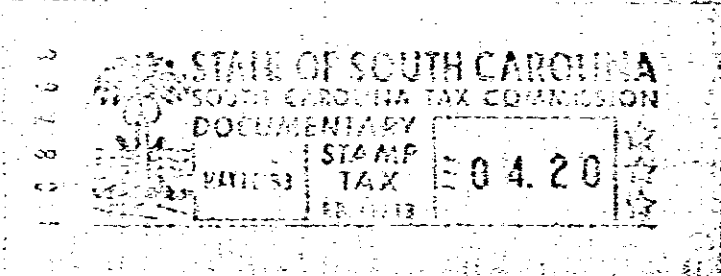
WHEREAS, Borrower is indebted to Lender in the principal sum of Ten thousand five hundred
and no/100ths ----- dollars, which indebtedness is evidenced by Borrower's
note dated May 10, 1983, (herein "Note"), providing for monthly installments of principal
and interest, with the balance of the indebtedness, if not sooner paid due and payable ~~on~~ in accordance with
terms as therein contained.

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 repay-
ment 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, being and situate
in the County of Greenville, State of South Carolina, being
shown and designated as Lot 28 on a plat of Eastdale Development
said plat being recorded in Plat Book YY, Pages 118 and 119
in the RMC Office for Greenville County, and being more parti-
cularly described in accordance with an unrecorded plat entitled
"Property of Trevor L. and Becki W. Price" dated July 1, 1978,
prepared by T.H. Walker, Jr., RLS, to wit:

BEGINNING at a point in the edge of Central Avenue, said point
being the joint front corner of Lots 28 and 29 and running
thence along the joint property line of Lot 29 S 62-38 E, 170.1
feet to a point, said point being the joint rear corner of Lots
28 and 29; thence S 26-50 1/2 W 69 feet to a point; thence
S 28-11 W, 32.33 feet to the joint rear corner of Lot 27; thence
along the joint property line of Lot 27 N 62-08 1/2 W, 177.68
feet to a point, said point being the joint front corner with
Lot 27; and running thence along the edge of Central Avenue
N 31-37 E, 100 feet to the point of beginning.

DERIVATION: Deed of Trevor L. Price and Becki W. Price
recorded February 7, 1980 in Deed Book 1120 at page 218.



which has the address of 408 Central Avenue, Mauldin, SC 29662,
(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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