

MORTGAGE

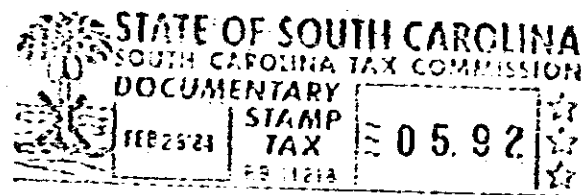
THIS MORTGAGE is made this 21st day of February 1984, between the Mortgagor David Bryan West (herein "Borrower"), and the Mortgagee, WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of the United States of America, whose address is 206 South Main Street, Woodruff, S. C. 29388 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of FOURTEEN THOUSAND EIGHT HUNDRED AND NO/100 (\$14,800.00) Dollars, which indebtedness is evidenced by Borrower's note dated February 21, 1984 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on February 1, 1999

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 certain piece, parcel or lot of land, situate, lying and being in the State and County aforesaid, in Chick Springs Township, in the City of Greer, on the West side of Lanford Street, being the Eastern one-half of Lot No. Twenty (20) as shown on plat of Westmoreland Circle Property prepared by W. J. Riddle, Surveyor, dated Dec. 1921, which plat is recorded in the R.M.C. Office for said County in Plat Book T at pages 198 and 199, and being more particularly described according to said plat as follows: Beginning at a pin on the West side of Lanford Street, joint front corner of Lots Nos. 17 and 20 as shown on said plat, and running thence with the West side of Lanford Street N. 17-40 E. 50 feet to a pin on the West side of Lanford Street, joint front corner of Lots Nos. 20 and 21 as shown on said plat; thence with the joint line of said last two mentioned lots N. 72-20 W. 81.2 feet to a point on said joint line, joint rear corner with lot owned now or formerly by Kay W. West; thence with the rear line of said Kay W. West lot in a southerly direction and in a straight line a distance of 50 feet, more or less, to a point on the rear line of Lot No. 18 as shown on said plat; thence with the rear lines of Lots Nos. 18 and 17 as shown on said plat S. 72-20 E. 79.3 feet to the point of beginning. For a more particular description, reference is hereby specifically made to the aforesaid plat. This is a portion of the property conveyed to D. Allen West by Mrs. James W. Hannah, also known as Hazel S. Hannah, by deed recorded in said Office on October 15, 1976, in Deed Book 1044 at page 638, and the same property conveyed to the Mortgagor herein by D. Allen West by deed to be recorded forthwith in said Office.

124833



which has the address of (Street) (City) S. C. (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.

1849 718

1849 718