

Return to: H. Sanders, Leatherwood, et al

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

Michael W. Stiles and  
Susan G. Stiles

To

First Federal Savings  
& Loan Association of  
South Carolina

REAL ESTATE MORTGAGE

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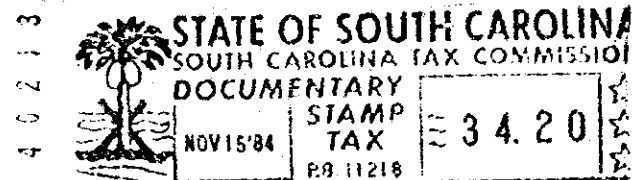
### MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on November 15, 1984. The mortgagor is Michael W. Stiles and Susan G. Stiles ("Borrower"). This Security Instrument is given to First Federal Savings and Loan Association of South Carolina, which is organized and existing under the laws of the United States of America, and whose address is 301 College Street, Greenville, South Carolina 29601 ("Lender"). Borrower owes Lender the principal sum of One Hundred Fourteen Thousand and no/100 Dollars (U.S. \$ 114,000.00). This debt is evidenced by Borrower's note dated the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not paid earlier, due and payable on December 1, 2014. This Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and modifications; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For the purpose, Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in Greenville County, South Carolina:

ALL that piece, parcel or lot of land, situate, lying and being on the northern side of Autumn Road at its intersection with East Shallowstone Road and being Lot No. 699 as shown on plat entitled, "Map Two, Section Three, Sugar Creek", made by C. O. Riddle, R.L.S., dated December 14, 1983 and recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book 9W, Page 63 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Autumn Road at the joint front corner of Lots Nos. 699 and 700 and running thence with the common line of said Lots, N. 39-49 E. 127.09 feet to an iron pin; thence N. 51-12 W. 121.67 feet to an iron pin on the eastern side of East Shallowstone Road; thence with the eastern side of East Shallowstone Road, S. 38-48 W. 100 feet to an iron pin; thence with the curve of the intersection of East Shallowstone Road, the chord of which is S. 01-8 W. 38.18 feet to an iron pin on the northern side of Autumn Road; thence with the northern side of Autumn Road, S. 52-40 E. 110.37 feet to an iron pin, the point of beginning.

The above-described property is the same property conveyed to the Mortgagor herein by deed of Cothran & Darby Builders, Inc., to be recorded herewith.



which has the address of 101 Autumn Road, Greer, South Carolina 29651 ("Property Address");

TO HAVE AND TO HOLD such property 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 rights and stock and all fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property."

BORROWER COVENANTS that Borrower is lawfully seised of the estate hereby conveyed and has the right to mortgage, grant and convey the Property and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.