

FILED  
GREENVILLE CO. S.C.  
APR 25 12 14 PM 83 **MORTGAGE**

BOOK 1503 PAGE 514

DONNIE S. WERSLEY  
R.M.C.

THIS MORTGAGE is made this 20th day of April, 1983, between the Mortgagor, King Charles Bramlette and Donna B. Bramlette, (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 Thirteen Thousand and no/100 (\$13,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated April 20, 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 May 1, 1993;

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.

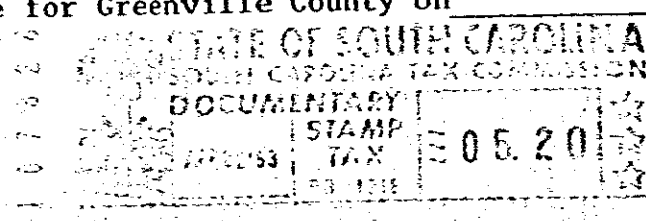
All that certain piece, parcel or lot of land in the County of Greenville, State of South Carolina near Greer on the northern side of Pinecrest Drive being known and designated as Lot 14 on a plat of the property of H. H. Cox being duly recorded in Plat Book KK at page 149 and further described by the plat prepared by Wolfe & Huskey, R. L. S. on June 12, 1973 for the Grantees herein to be recorded herewith, as having the following metes and bounds to wit:

BEGINNING at the joint front corner of Lots 14 and 26 on Pinecrest Drive and running thence N. 10-52 W. 105.5 feet, thence N. 21-42 E. 80 feet, thence S. 42-55 E. 160 feet, thence along Pinecrest Drive S. 47-05 W. 100 feet, thence N. 80-51 W. 46 feet to the point of beginning.

This conveyance is subject to the Restrictive and Protective Covenants being duly recorded in Deed Book 599 at page 321 in the R.M.C. Office for Greenville County.

DERIVATION: See Deed of Morey Walker Gunn to King Charles Bramlette and Donna B. Bramlette, recorded in the R.M.C. Office for Greenville County in Book 976, Page 698, dated June 12, 1973.

THIS is a Second Mortgage and is junior in lein to that mortgage executed by King Charles Bramlette and Donna B. Bramlette to Security Savings Mortgage Corporation, recorded in the R.M.C. Office for Greenville County on \_\_\_\_\_, in Book \_\_\_\_\_, Page \_\_\_\_\_.



which has the address of 103 Pinecrest Drive, Greer, South Carolina 29651 (Street) (City) (State and Zip Code) (herein "Property Address");

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 seised 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.