

First Federal of SC  
P. O. Box 408  
Greenville, SE 16502  
GREENVILLE, S.C.

BOOK 1638 PAGE 160

MAY 26 10 26 AM '83  
DONNIE S. HENSLEY  
R.H.C.

## MORTGAGE

THIS MORTGAGE is made this 24 day of May, 1983, between the Mortgagor, David W. MacInnes and Doris A. MacInnes, (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").

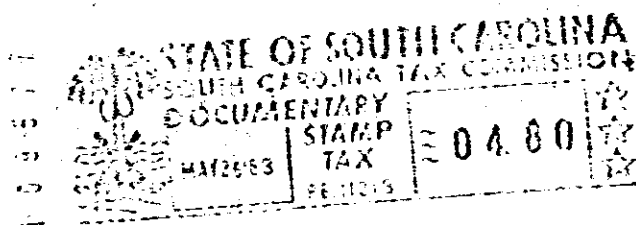
WHEREAS, Borrower is indebted to Lender in the principal sum of Twelve Thousand and No/100 (\$12,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated May 24, 1983, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on May, 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 piece, parcel or lot of land in the City of Greenville, County of Greenville State of South Carolina, situate, lying and being on the southeastern side of Waverly Court and being known and designated as Lot No. 19 on plat of AUGUSTA HEIGHTS Subdivision, recorded in the RMC Office for Greenville County in Plat Book K at Page 88 and having such metes and bounds as shown thereon, reference to said plat being made for a more complete description.

This being the same property conveyed to the mortgagor herein by deed of James O. Reeder and Carolina A. Reeder and recorded in the RMC Office for Greenville County on August 2, 1978 in Deed Book 1084 at Page 487.

This is a second mortgage and is junior in lien to that mortgage executed to James O. Reeder and Carolyn A. Reeder to Cameron-Brown recorded on January 21, 1977 in Book 1387 at Page 740 subsequently assumed by David W. MacInnes and Doris A. MacInnes.



which has the address of 17 Waverly Court, Greenville, S.C. 29605,  
(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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