

MORTGAGE

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE } ss:

WHEREAS: George A. Brown and Leona I. Brown

Greenville, South Carolina, hereinafter called the Mortgagor, is indebted to

First Federal Savings and Loan Association of South Carolina, a corporation

organized and existing under the laws of the United States of America, hereinafter called Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Forty-Seven Thousand and No/100ths-----

-----Dollars (\$47,000.00), with interest from date at the rate of twelve per centum (12 %) per annum until paid, said principal and interest being payable at the office of First Federal Savings and Loan Association of South Carolina, 301 College St., in Greenville, South Carolina 29601, or at such other place as the holder of the note may designate in writing delivered or mailed to the Mortgagor, in monthly installments of Four Hundred Eighty-three and 63/100ths-----Dollars (\$ 483.63), commencing on the first day of September, 19 83, and continuing on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of August, 2013.

Now, KNOW ALL MEN, that Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, assigned, and released, and by these presents does grant, bargain, sell, assign, and release unto the Mortgagee, its successors and assigns, the following-described property situated in the county of Greenville State of South Carolina;

All that piece, parcel or lot of land with all buildings and improvements thereon, situate, lying and being at the southeasterly corner of the intersection of Conway Drive with Azalea Court in the City of Greenville, Greenville County, South Carolina, being known and designated as Lot No. 18 as shown on plat entitled "Pleasantburg Forest" dated August, 1956 made by Dalton & Neves, Engineers, and recorded in the RMC Office for Greenville County, South Carolina in Plat Book GG at Page 163 and more recently shown on plat entitled "Property of George A. Brown and Leona I. Brown" made by Freeland & Associates, Inc., dated June 1, 1981 and having, according to said plats, the following metes and bounds, to-wit:

Beginning at an iron pin on the south side of Conway Drive at the joint front corner of Lots 17 and 18 and running thence with the common line of said lots, S. 16-54 E. 140.1 feet to an iron pin at the joint rear corner of Lots 18 and 19, running thence with the common line of said lots, S. 48-04 W. 128.9 feet to an iron pin on the northeast side of Azalea Court; thence running with the northeast side of Azalea Court, N. 44-57 W. 144 feet to an iron pin on said Court; thence running with the curve of the intersection of Azalea Court and Conway Drive, the chord of which is N. 7-48 E. 47.4 feet to an iron pin on the south side of Conway Drive; thence along the south side of said Drive, N. 60-33 E. 56.8 feet to a concrete monument, and N. 66-33 E. 110 feet to an iron pin, being the point of beginning.

The above described property is the same property conveyed to George A. Brown and Leona I. Brown by deed of James V. Consalvi, Jr. and Roberta J. Consalvi recorded June 15, 1981 in Deed Book 1149 at Page 929.

Together with all and singular the improvements thereon and the rights, members, hereditaments, and appurtenances to the same belonging or in anywise appertaining; all the rents, issues, and profits thereof (provided, however, that the Mortgagor shall be entitled to collect and retain the said rents, issues, and profits until default hereunder); all fixtures now or hereafter attached to or used in connection with the premises herein described and in addition thereto the following described household appliances, which are and shall be deemed to be, fixtures and a part of the realty and are a portion of the security for the indebtedness herein mentioned;

RECORDED

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