

Mail to: First Federal Savings and Loan Association of South Carolina
P.O. Box 408
Greenville, SC 29602

1611 PAGE 423

FILED
GREENVILLE S.C.

FILED
GREENVILLE S.C.

BOOK 1618 PAGE 627

JUN 15 9 17 AM '83

MORTGAGE JUL 29 4 25 PM '83

DONNIE S. TANKERSLEY
R.M.C.

DONNIE S. TANKERSLEY

THIS MORTGAGE is made this 14th day of June, 1983, between the Mortgagor, JOFANNE PERRY

, (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 Thirty-Six Thousand and 00/100 (\$36,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated _____, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on July 1, 2013.....;

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 unit, situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Unit No. 42 of the Highlands Horizontal Property Regime as is more fully described in Master Deed dated August 25, 1972, and recorded in the RMC Office for Greenville County in Deed Volume 953 at Page 113-182, and survey and plot plans recorded in Plat Book 4S at Page 20, 21 and 22, as amended by First Amendment to Master Deed dated March 5, 1974 and recorded in the RMC Office for Greenville County in Deed Volume 996 at Pages 45-99, inclusive, said new survey and plot plans being recorded in the RMC Office for Greenville County in Plat Book 5F at Pages 18-20.

This being the same property conveyed to the Grantors by Deed of American Development Company recorded June 15, 1979 in Deed Volume 1104 at Page 880.

STATE OF SOUTH CAROLINA
DOCUMENTARY
STAMP
TAX \$14.40

which has the address of Unit #42, The Highlands, Pine Creek Court Extension, Greenville

South Carolina (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.

1611

1611

201 JUN 27 1983