

OCT 11 3 34 PM '83

DONNIE S. RILEY
R.M.C.

BOOK 1630 PAGE 303

MORTGAGE

THIS MORTGAGE is made this 10th day of October, 1983, between the Mortgagor, David L. Cantrell, Sr. and Shirley Cantrell, (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 Six Thousand Six and 44/100 Dollars, which indebtedness is evidenced by Borrower's note dated October 10, 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 October 1, 1988;

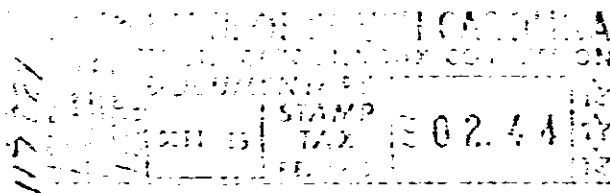
TO SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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 situate, lying and being in the County of Greenville, State of South Carolina, in Gantt Township, on the northern side of Dixie Circle and being shown and designated as Lot No. 3 on plat of MURPHY HEIGHTS prepared by R. B. Bruce, dated July 21, 1983, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Dixie Circle at the joint front corner of Lots 2 and 3 and running thence along the common line of said Lots, N.15-46 E. 398.6 feet to an iron pin; thence turning and running S.25-30 E. 120 feet to an iron pin at the joint rear corner of Lots 3 and 4; running thence along the common line of said Lots, S.15-37 W. 306.9 feet to an iron pin on the northern side of Dixie Circle; thence running along the northern side of Dixie Circle, N.75-19 W. 80 feet to the point of beginning.

THIS is the same property conveyed to the Mortgagors herein by deed from James W. Skelton recorded in the RMC Office for Greenville County of even date herewith.

THE mailing address of the Mortgagee herein is P. O. Box 408, Greenville, South Carolina 29602.



which has the address of Lot 3, Dixie Circle, Greenville, (City)
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 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.

4.000CFP

0303

4328-W-2