

FILED
GREENVILLE CO. S.C.

MAR 23 12 23 PM '84 MORTGAGE

DONNIE W. WHEATLEY
R.M.C.

THIS MORTGAGE is made this 22nd day of March, 1984, between the Mortgagor, Donald G. Schell and Jeanne F. Schell, (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 Forty-seven Thousand Five Hundred and no/100 (\$47,500.00) Dollars, which indebtedness is evidenced by Borrower's note dated March 22, 1984, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on April 1, 2014;

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, with all improvements thereon, or hereafter constructed thereon, situate, lying, and being in the State of South Carolina, County of Greenville, on the southeastern side of Elmwood Drive, being shown and designated as Lot No. 56 on plat of EDWARDS FOREST Subdivision, Section IV, as shown on plat entitled "Property of Dorothy Edwards Cunningham" dated December, 1965, and recorded in the RMC Office for Greenville County in Plat Book JJJ at Page 82 and having, according to a more recent plat prepared by Freeland & Associates dated March 20, 1984, recorded in said RMC Office in Plat Book 10 L at Page 5, such metes and bounds as are more fully shown thereon.

This being the same property conveyed to mortgagors by deed of Pall Corporation dated March 20, 1984, recorded on even date herewith.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
NOTARY PUBLIC
DONNIE W. WHEATLEY
STAMP
MAR 23 1984
\$ 10.00
TAX

which has the address of 9 Elmwood Drive Taylors,
(Street) (City)
South Carolina, 29687, (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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