

P.O. Box 969
Greer, South Carolina 29615

BOOK 77 PAGE 1536

FILED
MAR 11 3 58 PM '82
CO. S.C.

MORTGAGE

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THIS MORTGAGE is made this 12th day of March 1982, between the Mortgagor, GATEWOOD BUILDERS, INC. (herein "Borrower"), and the Mortgagee, GREER FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of South Carolina, whose address is 107 Church Street - Greer, South Carolina 29651 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Eighty-five Thousand and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated March 1982 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on March 1, 2011

feet to an iron pin at the joint rear corner of Lots Nos. 2 and 3; running thence with the joint line of said lots N. 07-15 E. 148.9 feet to an iron pin on the southern side of Walden Way; running thence with the southern side of said Way, S. 83-33 E. 14 feet to an iron pin; thence continuing with said Way S. 85.02 E. 96 feet to an iron pin, point of beginning.

This is the identical property conveyed to the Mortgagor herein by Deed recorded simultaneously herewith from College Properties, Inc.

William B. James
William B. James

RECORDED
MAR 11 1982
1536

For: Greer Fed. S & L Ass'n
PAID, SATISFIED AND CANCELLED
First Federal Savings and Loan Association
of Greenville, S.C. State of S.C. First Federal
Savings and Loan Association of S.C.
1121-770
William B. James
Witness *William B. James*

Return to: William B. James

3755

which has the address of Walden Way Taylors
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.

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