First Federal of S.C. P.O. Box 408 Greenville, S.C. 29602

ver 1663 PASE 799

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MORTGAGE

THIS MORTGAGE is made this 19—, between the Mortgagor,	(herei	in "Borrower"), and t	he Mortgagee, First Federa
Savings and Loan Association of Sou the United States of America, whos "Lender").	uth Carolina a core	noration organized as	nd existing under the laws o

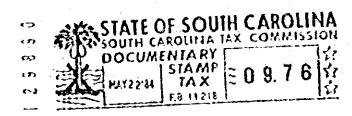
WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty four thousand three hundred nine & 03/100's - - - - - Dollars, which indebtedness is evidenced by Borrower's note dated May 17, 1984 _____, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on May 30, 1996

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 ________, State of South Carolina.

ALL that certain piece, parcel or lot of land situate, lying and being in the City and County of Greenville, State of South Carolina being shown and designated as Lot 10 on a plat of Essex Court recorded in the RMC Office for Greenville County in Plat Book W, Page 31 and having, according to a recent survey dy Dalton & Neves, Engineers, dated February, 1976, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Essex Court at the joint front corner of Lots 9 and 10 and running thence with the common line of said lots, S. 86-15 W. 113 feet to an iron pin; thence N. 1-50 W.64.04 feet to an iron pin; thence along the common line of Lots 10 & 11, N. 86-15 E. 110.8 feet to an iron pin on the western side of Essex Court; thence with the western side of Essex Court, S. 3-45 E. 64 feet to an iron pin, the point of beginning.

This is the same property conveyed to the mortgagor by deed from Lawrence Erving Baldwin dated February 10, 1976, recorded February 11, 1976 in Deed Book 1031 at page 504 in the RMC Office for Greenville County.



which has the address of 119 Essex Court

-GPeenville_(City)

S.C. 29609

_(herein "Property Address");

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.

SOUTH CAROLINA - 1 to 4 Family-6-75-FNMA/FHLMC UNIFORM INSTRUMENT (with amendment adding Para 20)

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AND SOUTH OF SERVICE