

FILED
GREENVILLE, S.C.
JUN 7 12 22 PM '84
HARRIS

MORTGAGE

THIS MORTGAGE is made this 5th day of June, 1984, between the Mortgagor, Marshall Searcy and Melissa Searcy, (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 Thirteen Thousand, Two Hundred Sixteen Dollars & 96/100 Dollars, which indebtedness is evidenced by Borrower's note dated June 5, 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 June 1994;

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.

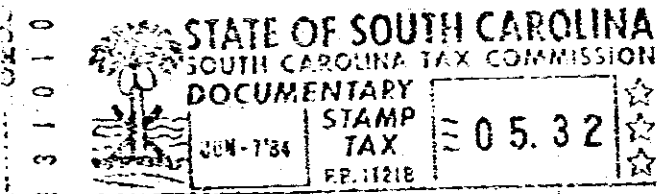
ALL that piece, parcel or lot of land lying, being and situate on the North side of Memorial Drive Extension, in Oneal Township, County and State aforesaid, and being known and designated as Lot No. Three (3) of the R.B. Searcy property as shown on plat prepared by Terry T. Dill, Reg. C.E. & L.S., dated Sept. 29, 1962, and which plat will be recorded forthwith in the R.M.C. Office for said County, and having the following courses and distances, to-wit:

BEGINNING at an iron pin in Memorial Drive Extension, and which iron pin is at the joint front corner of Lots Nos. 2 and 3 as shown on said plat, and running thence with Memorial Drive Extension, N. 63-30 E., 251.5 feet to an iron pin, thence N. 9-45 feet E. 130 feet to an iron pin, thence N. 7-30 E. 243.7 feet to an iron pin, thence S. 53-30 E. 251.5 feet to an iron pin located at the Northwest corner of Lot No. 1, as shown on said plat, thence S. 22-35 W. 303.8 feet to the beginning point.

THIS being a part of the property which was conveyed to grantor herein by W. P. Smith by deed recorded in said officer in Deed Book 307, page 405.

DERIVATION: This being the same property conveyed to the mortgagor by deed of R. B. Searcy and recorded in the R.M.C. Office of Greenville County dated October 21, 1962 in Book 708 Page 530.

THIS is a second mortgage and junior in lien to none.



which has the address of Rt. 7, Memorial Dr., Extension Greer, South Carolina 29651 (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 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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