C. S. C 

## MORTGAGE

MONTO TOE							
THIS MORTGAGE is made this 9_79, between the Mortgagor,	Gary B. Peek	day of and Barbara wer") and the	August L. Peek Mortgagee First	, Federal			
Savings and Loan Association, a corpora of America, whose address is 301 Colleg	ation organized and se Street, Greenville	l existing under the e, South Carolina	ne laws of the Unite (herein "Lender").	d States			
WHEREAS, Borrower is indebted to I Three Hundred Fifty and No. note dated August 21, 1979, and interest, with the balance of the indepted in 1999;	(herein "Note"), pro	oviding for month	ily installments of p	rincipai			
TO SECURE to Lender (a) the repayshereon, the payment of all other sums, whe security of this Mortgage, and the period and (b) the repayment of an Lender pursuant to paragraph 21 hereof grant and convey to Lender and Lender's not the County ofGreenville	with interest thereor erformance of the co y future advances, f (herein "Future A s successors and ass	n, advanced in according and agreements and agreements the with interest the advances"), Borrosigns the following	cordance herewith to eements of Borrowe ereon, made to Borrower wer does hereby m g described property	o protect er herein ower by ortgage,			
All that piece, parcel or to County of Greenville, State Ashdown Drive, being known Westwood South Subdivision, and Architects dated June 1 Greenville County, S. C. in to said plat the following	e of South Car and designate , Section 1, S 14, 1978 and P n Plat Book 61	rolina, on t ed as Lot No Sheet l, mad recorded in H at Page 56	he west side . 189 on pla e by Piedmont the RMC Offic , and having	of t of Engineers e for			

BEGINNING at an iron pin on the west side of Ashdown Drive, at the joint corner of Lots 189 and 190, and runs thence along line of Lot No. 190, S. 70-13 W. 174.65 feet to an iron pin; thence No. 10-05 E. 125.0 feet to an iron pin; thence along the line of Lot 188, N. 79-00 E. 130.0 feet to an iron pin on the west side of Ashdown Drive; thence along said Drive S. 9-30 E. 90.0 feet to the beginning corner.

This property is the same property conveyed to the Mortgagors herein by deed of Artistic Builders, Inc. of even date to be recorded herewith.

(herein "Property Address");							
<u></u>	(Street)	•		(City)	,		
which has the address of	Lot 189,	Ashdown	Drive,	Simpsonville,	s. c. 29	681	
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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 call 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/FRLMC UNIFORM INSTRUMENT (with amendment adding Para 24)

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