

FILED
GREENVILLE, S.C.
JUL 17 4 05 PM '80
DONN THREATT ENTERPRISES
R.M.C.

MORTGAGE

BOOK 1508 PAGE 130

THIS MORTGAGE is made this 17th day of July, 19 80,
between the Mortgagor, Michael A. Broder and Jill I. Broder
(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").

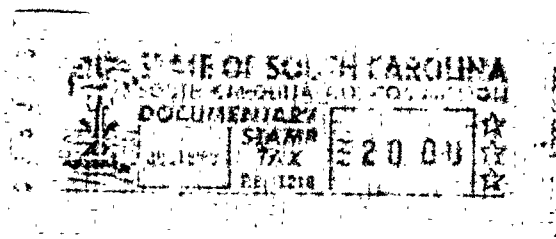
WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty Thousand and No/100ths
(\$50,000.00) Dollars, which indebtedness is
evidenced by Borrower's note dated July 17, 1980 (herein "Note"), providing for monthly install-
ments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on
July 1, 2010;

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 lot of land situate on the westerly side of Dovetree Road in the County of
Greenville, State of South Carolina, being shown as Lot No. 119, on a Plat of Dove
Tree Subdivision, Sheet No. 3, dated 9/18/72, revised 3/29/33, prepared by Piedmont
Engineers & Architects, recorded in Plat Book 4X, Page 23 in the RMC Office for
Greenville County and having according to said plat the following metes and
bounds, to-wit:

BEGINNING at an iron pin on the western side of Dovetree Road at the joint front
corner of Lot 119 and Lot 120 and running thence with Lot 120 and Lot 122, N. 76-04
W. 247 feet to an iron pin at the joint rear corner of Lot 119 and Lot 122; thence
with Lot 147 N. 56-37 E. 87.7 feet to an iron pin at joint rear corner of Lot 147
and 148; thence with Lot 148, N. 27-04 E. 56.8 feet to an iron pin at joint rear
corner of Lot 118 and Lot 119; thence with Lot 118, S. 76-04 E. 174.3 feet to an
iron pin on Dovetree Road; thence with said road S. 13-51 W. 120 feet to the
point of beginning.

The above described property is the same conveyed to the mortgagors herein by
deed of Threatt Enterprises, Inc. dated July 17, 1980 and recorded herewith
in the RMC Office for Greenville County.



which has the address of 505 Dovetree Road, Greenville, S. C. 29607
(Street) (City)
(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 improve-
ments 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.

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