

FILED First Federal Savings and Loan  
GREENVILLE S.C. P. O. Box 408  
Greenville South Carolina 29602

OCT 8 3 33 PM '80

DONNIE STANKERSLEY  
R.M.C.

1519 700

## MORTGAGE

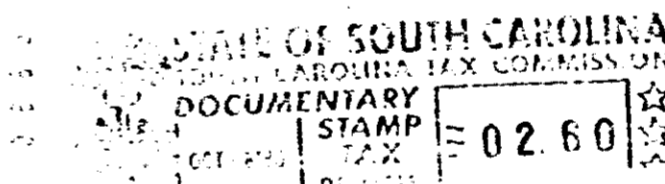
THIS MORTGAGE is made this third day of October, 1980, between the Mortgagor, William J. Bouharoun and Patricia H. Bouharoun, (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Six thousand five hundred dollars and no cents Dollars, which indebtedness is evidenced by Borrower's note dated October 3rd, 1980, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on October ...1, 1985.....;

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 certain piece, parcel, or lot of land in the County of Greenville, State of South Carolina, on the East side of Grove Road and being known and designated as Lot No. 65 in Plat Book "C", at page 96, and having the following metes and bounds, to wit:

BEGINNING at a stake on the East side of Grove Road 127 feet, 3 inches from the corner of Cateechee Avenue and Grove Road and running thence with Grove Road, South 18-48 West 60 feet, 3 inches to corner of Lot No. 64; thence with line of Lot No. 64, 193 feet to a 15-foot alley; thence with said alley, North 27-28 East 60 feet to a corner of Lot No. 66; thence with line of Lots 66 and 67, North 62-63 West 202 feet, 5 inches to the beginning corner.



Derivation: This being the same property conveyed to the mortgagor by Deed of Robert L. Waldrep and recorded in RMC Office of Greenville County on 3-28-74 in Deed Book #996 Page #357

This is a 2nd mortgage and is Junior in Lien to that mortgage executed by William J. Bouharoun and Patricia Bouharoun, To First Federal Savings and Loan Association of Greenville, South Carolina, which is recorded in the RMC Office for Greenville County, Greenville, South Carolina in Book #1398 Page #209 Dated 5-16-77

which has the address of 205 Grove Road Greenville,  
(Street) (City)  
South Carolina 29605 (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 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. 24)

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