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BOOK 1521 PAGE 308

JOHN L. WALKERSLEY
R.M.C.

MORTGAGE

THIS MORTGAGE is made this 20th day of October,
1980, between the Mortgagor, Clyde Rector
(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").

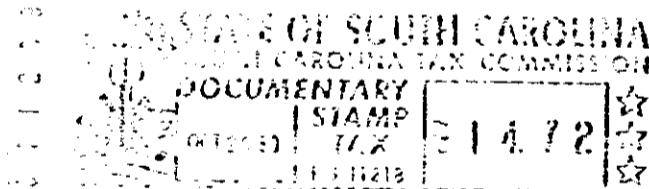
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty six thousand
eight hundred and 00/100 Dollars, which indebtedness is evidenced by Borrower's
note dated October 15, 1980, (herein "Note"), providing for monthly installments of principal
and interest, with the balance of the indebtedness, if not sooner paid, due and payable on November
1, 2005.....;

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 unit, situate, lying and being in the
State of South Carolina, County of Greenville, being known and designated
as Unit No. 2-B of Pebble Lake Townhouses Horizontal Property Regime as
is more fully described in Master Deed dated May 6, 1980 and recorded
in the RMC Office for Greenville County, S. C. in Deed Book 1125 at Pages
364 through 438, inclusive and survey and plot plan recorded in the RMC
Office for Greenville County in Plat Book 7-Y at Page 15.

This is the same property conveyed to the mortgagor herein by deed of
Davidson-Vaughn, a South Carolina Partnership dated October 15, 1980
and recorded in the RMC Office of Greenville County in Deed Book 1135
at Page 814.

The within Renegotiable Rate Mortgage is modified by the terms and
conditions of the attached Renegotiable Rate Mortgage Rider which is
attached hereto and made a part of this mortgage instrument.



which has the address of Building 2-B Pebble Creek Condominiums, Greenville,
(Street) (City)
South Carolina (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.

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