

FILED  
 GREENVILLE, S. C.  
 Mortgagee's Address: 201 Trade Street, Fountain Inn, S. C. 29644  
 NOV 15 4 02 PM '80  
 DONNIE STANNERSLEY  
 REC'D

**MORTGAGE**

BOOK 1524 PAGE 881

THIS MORTGAGE is made this 12th day of November, 1980, between the Mortgagor, Millard Chappellear (herein "Borrower"), and the Mortgagee, UNITED FEDERAL SAVINGS AND LOAN ASSOCIATION OF FOUNTAIN INN, a corporation organized and existing under the laws of the United States of America, whose address is 201 Trade Street, Fountain Inn, S. C. 29644 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of --Eight Thousand Seven Hundred and No/100 (\$8,700.00) Dollars, which indebtedness is evidenced by Borrower's note dated November 12, 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 December 1, 1995;

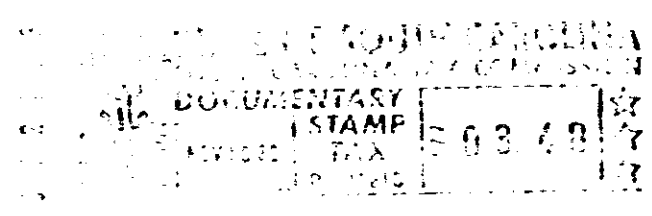
To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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 in the County of Greenville, State of South Carolina, being shown and designated as Lot 4 on a plat of the Subdivision of J. W. Whitt, prepared by C. O. Riddle, dated April, 1957, and being more particularly described in accordance with said plat, to-wit:

BEGINNING at an iron pin at the joint front corner of Lots 3 and 4 and running thence along the joint property line of Lot 3 S. 29-45 E. 130 feet to a point; thence N. 60-15 E. 80 feet to a point; thence N. 29-45 W. 130 feet to a point, said point being in the edge of Pleasant Drive; thence along the edge of Pleasant Drive S. 60-15 W. 80 feet to the point of beginning.

This being the same property conveyed to the Mortgagor herein by deed of Leake & Garrett, Inc., dated July 30, 1973, and recorded August 22, 1973, in the RMC Office for Greenville County in Deed Book 982, at Page 243; and by quitclaim deed of Leake & Garrett, Inc., dated November 12, 1980, and to be recorded of even date herewith.

It is agreed and understood that this mortgage shall be second and junior in lien to that certain mortgage given to Fountain Inn Federal Savings and Loan Association, now known as United Federal Savings and Loan Association, recorded on 3-11-70 in the RMC Office for Greenville County in Mortgage Book 1150, at Page 13, and in the original amount of \$10,800.00.



GCTO -----3 NOV 18 80 1148

which has the address of 106 Pleasant Drive, Mauldin, S. C., 29662 (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 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.

9.864

4328 RV-2