= E0 . C S.C. 180 nd

## MORTGAGE

RSLEY
A SLEY
THIS MORTGAGE is made this 12th day of December 19.80, between the Mortgagor, William T.Lee and Betty J. Lee
19.80, between the Mortgagor, William T.Lee and Betty J. Lee
(herein "Borrower"), and the Mortgagee, First Federa
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 Twenty Thousand and no/100 Dollars, which indebtedness is evidenced by Borrower's
note dated December 12, 1980 (herein "Note"), providing for monthly installments of principa
and interest, with the balance of the indebtedness, if not sooner paid, due and payable on
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 <u>Greenville</u> , State of South Carolina:
All that piece, parcel or lot of land lying in the State
of South Carolina, County of Greenville, shown as Lot 113 on plat of Devenger Place, Section 2, recorded in Plat Book
5 D at page 8 andhaving such courses and distances as will
appear by reference to said plat.

Being the same property conveyed by Premier Investment Co.,

Inc. by deed recorded July 26, 1976.

This mortgage is junior in lien to the lien of the mortgage to First Federal Savings and Loan Association, recorded in Mortgage Book 1373 at page 586.

which has the address of 308 Longstreet brive, Route 4, Greer, S. C.

\_(herein "Property Address"); (State and Zap 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/FHENC UNIFORM INSTRUMENT (with amendment adding Fara 24)

DE 12

THE PARTY OF THE P