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DONNA R. H. C.

First Federal Savings and Loan Association of Greenville
P.O. Box 408
Greenville, S. C. 29602

BODA 1543 PAGE 48

MORTGAGE

THIS MORTGAGE is made this 21 day of May, 1981, between the Mortgagor, Carl S. Myers, Jr. and Jeanne G. Myers, (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").

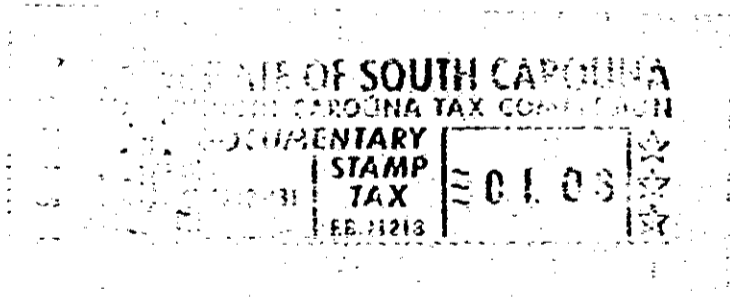
WHEREAS, Borrower is indebted to Lender in the principal sum of twenty seven hundred and no/100 ----- Dollars, which indebtedness is evidenced by Borrower's note dated -----, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on June 1, 1983.....;

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 with improvements thereon situate, lying and being in the County of Greenville, State of South Carolina, known and designated as LOT No. 134 and the adjoining thirty feet of Lot 135 of Cleveland Forest, according to plat by Dalton & Neves, May 1940 and recorded in the RMC Office for Greenville County in Plat Book K, at pages 45, 46 and 47 and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the Southern side of Knollwood Lane, 400 feet from the Southwestern intersection of Trails End with Knollwood Lane, which point is the joint Northern corner of Lots Nos. 133 and 134, and running thence with Knollwood Lane, N. 67-51 East 90 feet to a point in line of Lot No. 135; thence in a line parallel with the dividing line of Lots Nos. 134 and 135, S. 22-09 East approximately 174.2 feet to a point in rear line of Lot No. 135, which point is 30.2 feet East from the joint corner of Lots Nos. 135, 95, 96 and 134; thence along the rear line of Lots Nos. 135 and 134, S. 70-16 West 90.6 feet to an iron pin at joint corner of Lots Nos. 134, 96, 97 and 133; thence along the dividing line of Lots Nos. 133 and 134, N. 22-09 West 170.4 feet to the point of beginning.

This being same property conveyed to the mortgagor by Deed of Carl S. Myers and recorded in R.M.C. Office of Greenville County in Deed Book 945 page 320.



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which has the address of 134 Knollwood Lane Greenville,
(Street) (City)
South Carolina 29607 (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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