

GREENVILLE CO. S. C.

JUL 27 3 34 AM '81

DONNIE S. TANKERSLEY

MORTGAGE

THIS MORTGAGE is made this 24th day of July 1981 between the Mortgagor, Leonard and Linda B. Scuderi (herein "Borrower"), and the Mortgagee, GREER FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of South Carolina, whose address is P.O. Box 969, Greer 107 Church Street - Greer, South Carolina 29651 (herein "Lender").

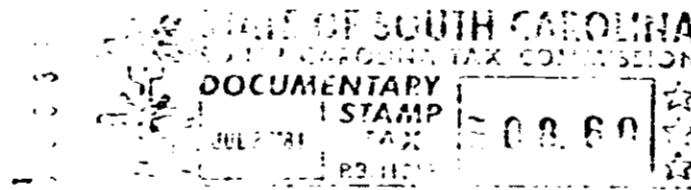
WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty One Thousand Five Hundred and no/100ths (\$21,500.00) Dollars, which indebtedness is evidenced by Borrower's note dated July 24, 1981 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on July 1, 1997.

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 lot of land with all improvements thereon, located in the State of South Carolina, County of Greenville and lying on the eastern side of Mountain View Circle, and being shown and designated as Lot No. 15 on a plat of Subdivision of Mountain View Circle, dated May 5, 1931 and recorded in the R.M.C. Office for Greenville County in Plat Book W at page 181, and according to said plat, having the following courses and distances to-wit:

BEGINNING at an iron pin on the eastern side of Mountain View Circle, at the joint front corner of Lots 15 and 16 and running thence with the common line of said lots S. 81-35 E. 200 feet to an iron pin at the joint rear corner of Lots 15, 16, 19, and 20 and running thence with the rear line of Lot 19, S. 5-20 W. 100 feet to an iron pin, the joint rear corner of Lots 14 and 15; running thence with the common line of said lots, N. 81-35 W. 200 feet to an iron pin on the eastern side of Mountain View Circle; thence running along Mountain View Circle, N. 5-20 W. 100 feet to an iron pin, the point of beginning.

This is the same property conveyed to the Mortgagors herein by deed of Dwain R. Faulkner, of even date to be recorded simultaneously herewith.



which has the address of Route 5, Mountain View Circle, Greenville, S.C. 29609 (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.

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