MORTGAGE

eue 1548 east 42

THIS MORTONOE is made this 9th day of	July
1981 between the Mortgagor Allen . R. and Patric	ia. W., .Robertson
(herein "Rorrower"), and (the Mortgagee
GREER FEDERAL SAVINGS AND LOAN ASSOCIATION	
existing under the laws of South Carolina	,
	(herein "Lender").
WHEREAS. Borrower is indebted to Lender in the principal su which indebtedness is evidenced by Borrower's note dated thereof (herein "Note"), providing for monthly installments of pr if not sooner paid, due and payable on July. 1, .1993.	incipal and interest, with the balance of indebtedness

TO SECURE to Lender 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. 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 lot of land, with all improvements thereon, situate, lying and being in Greenville County, South Carolina, and being known and designated as Lot 3 of Wildaire Estates, Section III as shown on a plat thereof recorded in the R.M.C. Office for Greenville County in Plat Book BBB at page 92, and having, according to said plat, the following metes and bounds to wit:

BEGINNING AT an iron pin on the eastern side of Wonderwood Drive, at the joint front corner of lots 3 and 4, and running thence with the line of lot 4, N. 76-32 E., 175 feet to an iron pin at the joint rear corner of lots 3 and 4; thence, S. 13-28 E., 110 feet to an iron pin at the joint rear corner of lots 3 and 2; thence with the line of lot 2, S. 76-32 W., 175 feet to an iron pin at the joint front corner of lots 3 and 2 on the eastern side of Wonderwood Drive; thence with the eastern side of Wonderwood Drive; N. 13-28 W., 110 feet to the point of beginning.

This is the same property conveyed to the Mortgagors herein by deed of Maxine J. Groff, dated and recorded June 7, 1977, in the R.M.C. Office for Greenville County.

This mortgage is junior to that mortgage given to Greer Federal Savings and Loan Association recorded in the R.M.C. Office for Greenville County in Mortgage Book 1400, page 243 on June 7, 1977.



which has the address of	12 Wonderwo	od Drive	Greenville
which has the address of		Street]	[City]
South Carolina	29615	(herein "Property Address");	
	(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 and rents, all of which 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 hereinafter 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, and that the Property is unencumbered, except for encumbrances of record. Borrower covenants that Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to encumbrances of record.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

- 1. Payment of Principal and Interest. Borrower shall promptly pay when due the principal and interest indebtedness evidenced by the Note and late charges as provided in the Note.
- 2. Funds for Taxes and Insurance. Subject to applicable law or a written waiver by Lender, Borrower shall pay to Lender on the day monthly payments of principal and interest are payable under the Note, until the Note is paid in full, a sum (herein "Funds") equal to one-twelfth of the yearly taxes and assessments (including condominium and

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