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CO. S. C.  
MAR 10 1982  
MORTGAGE  
DONN... AMERSLEY  
R.M.C.

This form is used in connection  
with mortgages insured under the  
one- to four-family provisions of  
the National Housing Act.

STATE OF SOUTH CAROLINA, }  
COUNTY OF GREENVILLE } ss:

TO ALL WHOM THESE PRESENTS MAY CONCERN: LEWIS A. MIMS

Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION

, a corporation organized and existing under the laws of the United States, hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Thirty Four Thousand, Five Hundred & no/100-----Dollars (\$ 34,500.00 ), with interest from date at the rate of Thirteen and one-half per centum ( 13.50 %) per annum until paid, said principal and interest being payable at the office of First Federal Savings and Loan Association in Greenville, South Carolina

or at such other place as the holder of the note may designate in writing, in monthly installments of Three Hundred Ninety Five & 37/100----- Dollars (\$ 395.37 ), commencing on the first day of May, 1982, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of April, 2012.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell, and release unto the Mortgagee, its successors and assigns, the following-described real estate situated in the County of Greenville State of South Carolina:

ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 18 of Map 6 of the property of Talmer Cordell according to a plat thereof prepared by Dalton and Neves in January, 1951, and recorded in the RMC Office for Greenville County in Plat Book Z, at page 151, and having, according to a more recent plat entitled "Property of Lewis Mims" dated January 28, 1982 by Carolina Surveying Co., the following metes and bounds, to-wit:

BEGINNING at an iron pin on McBee Boulevard, formerly known as Kirk Boulevard, and running thence with the joint line of Lots No. 1 and 18, S. 40-20 E., 80 feet to an iron pin; thence with teh common line of Lots No. 18 and 17, S. 57-05 W., 181.7 feet to an iron pin on Bel Aire Drive; thence with Bel Aire Drive, N. 28-04 W., 35 feet to an iron pin; thence continuing with said Drive, N. 4-08 W., 52 feet to an iron pin where Bel Aire Drive converges with McBee Boulevard; thence continuing along the said curvature, the chord of which is N. 43-14 E., 52.8 feet to an iron pin; thence with McBee Boulevard, N. 65-21 E., 93.5 feet to an iron pin, the point of beginning.

This being the identical property conveyed to the mortgagor herein by deed of Security Investments, Inc., of even date hereof, and to be recorded herewith, together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor covenants and agrees as follows:

1. That he will promptly pay the principal of and interest on the indebtedness evidenced by the said note, at the times and in the manner therein provided. Privilege is reserved to pay the debt in whole, or in an amount equal to one or more monthly payments on the principal that are next due on the note, on the first day of any month prior to maturity; provided, however, that written notice of an intention to exercise such privilege is given at least thirty (30) days prior to prepayment.

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