

FILED
GREENVILLE CO. S. O.

OCT 7 4 38 PM '82 MORTGAGE

DONNIE S. TANKERSLEY
R.M.C

THIS MORTGAGE is made this 7th day of October, 1982, between the Mortgagor, Robert F. Magee, (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association of South Carolina, 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").

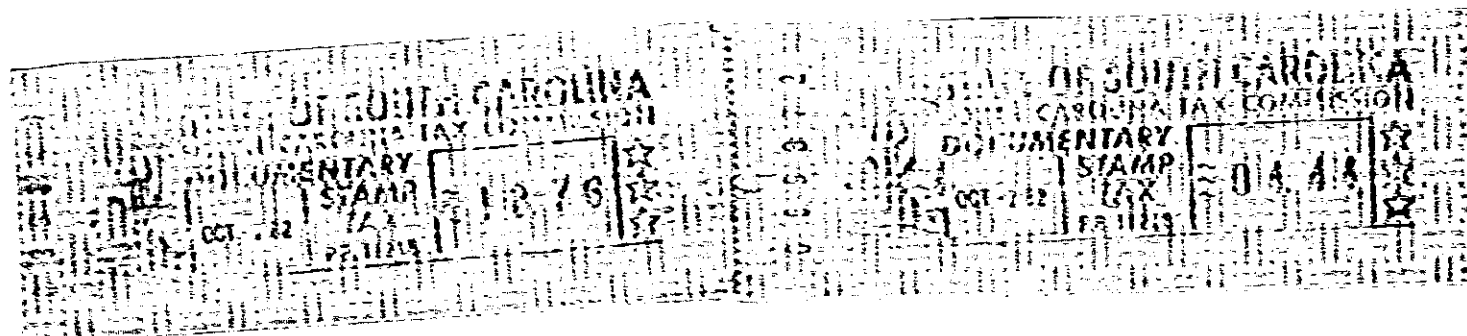
WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty-Eight Thousand and 00/100 (\$58,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated October 7, 1982, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on November 1, 2012;

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 piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the northwesterly side of Windward Way, near the City of Greenville, South Carolina, being known and designated as Lot No. 191 on plat of Devenger Place, Section 9, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 6-H at page 71, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwesterly side of Windward Way, said pin being the joint front corner of Lots 190 and 191, running thence with the common line of said lots N. 56-59 W. 144.8 feet to an iron pin at the joint rear corner of Lots 190 and 191; thence N. 32-52 E. 85 feet to an iron pin at the joint rear corner of Lots 192 and 191; thence with the common line of said lot S. 56-59 E. 145 feet on the northwesterly side of Windward Way; thence with the northwesterly side of Windward Way S. 33-01 W. 85 feet to an iron pin, the point of beginning.

This is the identical property conveyed to the Mortgagor herein by deed of The Vista Company, Inc., dated October 7, 1982, and recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 1175, at page 371, on October 7th 1982.



which has the address of Lot 191, Windward Way Greer, South Carolina 29651 (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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