

FILED
GREENVILLE, S.C.
Nov 16 3 02 PM '82
DONNIE J. HANMERSLEY
R.M.C.

BOOK 1586 PAGE 59

MORTGAGE

THIS MORTGAGE is made this eleventh day of November, 1982, between the Mortgagor, Polly D. Wallace, (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").

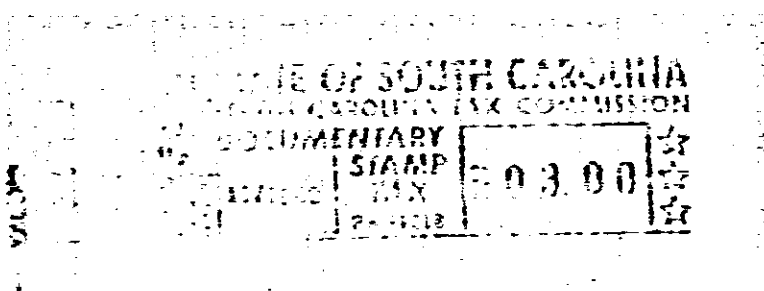
WHEREAS, Borrower is indebted to Lender in the principal sum of Seven thousand and five hundred Dollars, which indebtedness is evidenced by Borrower's note dated November 11, 1982, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on December 1, 1987.

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:

Unit 21-B in Briarcreek Condominiums, Horizontal Property Regime, situate on or near the southerly side of Pelham Road, City and County of Greenville, South Carolina, as more particularly described in Master Deed and Declaration of Condominium, dated September 20, 1972, and recorded in the R. M. C. Office for Greenville County in deed book 956, at Page 99, and Certificate of Amendment dated November 29, 1973, recorded in Deed Book 989, at Page 205.

This is the same property conveyed to the Mortgagor herein by deed of John W. Red and M. Hart Hubbard, Jr., dated January 26, 1979 and recorded in the R. M. C. Office of Greenville County on January 29, 1979 in Book 1096 on Page 147.

This mortgage is junior in lein to that mortgage given by Polly D. Wallace to First Federal Savings and Loan Association of South Carolina dated January 26, 1979, and recorded in the R. M. C. Office of Greenville County in Book 1456 on Page 205 on January 29, 1979.



which has the address of 99 Briarview Circle, Greenville, South Carolina 29615

(State and Zip Code)

(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 seized 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.