

FILED
GREENVILLE CO. S. C.

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MORTGAGE

BOOK 1596 PAGE 689

DONNIE S. TANKERSLEY
R.M.C.

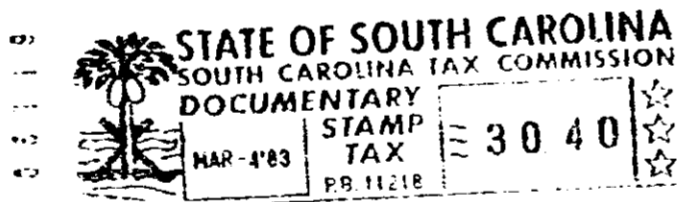
THIS MORTGAGE is made this 4th day of March 1983 between the Mortgagor, Mitchell P. Brown (herein "Borrower"), and the Mortgagee, First National Bank of South Carolina a corporation organized and existing under the laws of South Carolina, whose address is P. O. Box 225 Columbia, S. C. 29202 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Seventy-Six Thousand and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated March 4, 1983 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on March 1, 2013

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 being shown and designated as Lot 20, ALTAMONT FOREST SUBDIVISION, being recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 6-H at pages 42 and 43, reference being made to said plat for a more complete description.

Being that same property as conveyed to the mortgagor herein by deed of Summit Builders of Greenville, Inc., recorded in the R.M.C. Office for Greenville County, S. C. of even date herewith.



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which has the address of Lot 20, Section 1, Altamont Forest S/D, Greenville, South Carolina 29608 (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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