

JUL 14 2 42 PM '83

MORTGAGE

BOOK 1516 PAGE 32

DONNIE S. TANKERSLEY
R.H.C.

THIS MORTGAGE is made this 14th day of July, 1983, between the Mortgagor, Jerry C. Umberger and Constance C. Umberger (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. (herein "Lender").

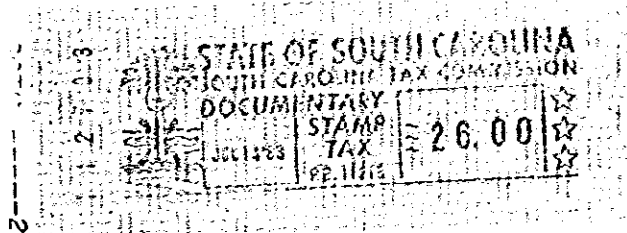
WHEREAS, Borrower is indebted to Lender in the principal sum of SIXTY-FIVE THOUSAND & NO/100 (\$65,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated July 14, 1983 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on August 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, located, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot No. 34 as shown on plat of Brookfield West, Section II, recorded in the Greenville County R.M.C. Office in Plat Book 7-X at Page 88, and having, according to a more recent survey thereof entitled "Property Of Jerry C. Umberger and Constance C. Umberger" dated July 12, 1983, prepared by Freeland & Associates, recorded in the Greenville County R.M.C. Office in Plat Book 9V, at Page 36, the following metes and bounds, to-wit:

BEGINNING at an old iron pin on the eastern side of Brynhurst Court at the joint front corner of Lots 33 and 34 and running thence along the joint line of said lots S. 83-31 E., 183.08-feet to an old iron pin; thence running S. 34-54 E., 21.50-feet to an old iron pin at the joint rear corner of Lots 34 and 35; thence running along the joint line of said lots and Lot No. 44, S. 56-58 W., 199.72-feet to an old iron pin at the joint rear corner of Lots 34 and 35; thence running along the joint line of said lots N. 26-35 W., 120.89-feet to an old iron pin on the eastern side of the right-of-way of Brynhurst Court, the joint front corner of Lots 34 and 35; thence running along said right-of-way N. 34-57-16 E., 47.67-feet to an old iron pin, at the joint front corner of Lots 33 and 34, the point and place of beginning.

This being the same property conveyed to the Mortgagors herein by deed of Don Martin Builders, Inc. recorded in the Greenville County R.M.C. Office in Deed Book 1192, at Page 331 on July 14, 1983.



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which has the address of 6 Brynhurst Court, Greenville, S.C. 29615 (herein "Property Address");
(Street) (City) (State and 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, 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".

4.0001

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.