

FILED  
GREENVILLE S.C.  
AUG 29 10 19 AM '83

**MORTGAGE**

THIS MORTGAGE is made this 1st day of August, 1983, between the Mortgagor, Don L. Bouressa and Susie L. Bouressa (formerly Susie E. Linden), (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").

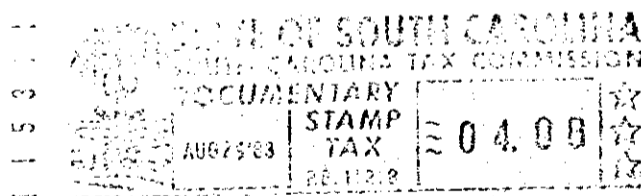
WHEREAS, Borrower is indebted to Lender in the principal sum of (10,183.08) Ten thousand one hundred and eighty-three 08/----- Dollars, which indebtedness is evidenced by Borrower's note dated August 1, 1983, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on July 30, 1993.....;

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 situate, lying and being in the County of Greenville, State of South Carolina, on the southeastern side of Plano Drive and being known and designated as Lot NO. 95 on a plat of section 2, LONDFOREST ACRES, recorded in the RMC Office for Greenville County in Plat 4-F at Page 111 and having such metes for a more complete description.

This is a second mortgage and junior in lien to that mortgage executed by James Lewis Futrell and Teresa Futrell to Collateral Investment Company dated May 23, 1975 and recorded in RMC Book 1339 at Page 862 in the original amount of 23,900.00.

Derivation: This is the property of Larue E. Kirby and Shelby J. Kirby conveyed to Don L. Bouressa and Susie C. Linden recorded in the RMC Office of Greenville County dated July 30, 1982 recorded August 2, 1982, Book 1171, Page 292.



which has the address of 12 Plano Drive Greenville,  
(Street) (City)  
SC 29609 (herein "Property Address");  
(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."

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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