

Mortgagee's mailing address:
P. O. Box 301
Greenville, S. C. 29601

0901 1033 897

FILED
GREENVILLE CO. S. C.

NOV 1 3 43 PM MORTGAGE

DONNIE S. WAINWRIGHT
R.M.C.

THIS MORTGAGE is made this 31st day of October, 1983, between the Mortgagor, DEBRA A. FULLER

, (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 TWENTY-SEVEN THOUSAND FIVE HUNDRED FIFTY AND NO/100 (\$27,550.00) Dollars, which indebtedness is evidenced by Borrower's note dated October 31, 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 November 1, 2003.....;

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 improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, being shown and designated as Lot 14 on a plat of Section 3 Dunean Mill recorded in RMC Office for Greenville County in Plat Book S at Pages 174 and 175, and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin at the northwestern intersection of Wallace Street and Stevens Street and running thence along the northern side of Stevens Street N. 64-22 W. 122.1 feet to an iron pin; thence running along the eastern side of a fifteen foot (15') alley N. 24-58 E. 82.5 feet to an iron pin at the joint corner with Lot 13; thence running along the joint line with Lot 13 S. 64-22 E. 123.0 feet to an iron pin on Wallace Street; thence running along the western side of Wallace Street S. 25-38 W. 82.5 feet to an iron pin, being the point of Beginning.

This being the same property conveyed to the mortgagors herein by deed of W. T. Wells, Jr. and Evelyn Wells of even date and to be recorded herewith.

STATE OF SOUTH CAROLINA
RECORDS AND DEEDS DIVISION
STAMP
NOV 1 1983

which has the address of 27 Wallace Street Greenville, South Carolina 29605 (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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