

MITCHELL & ARIALL

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Worth D. Kiger
to

First Federal Savings
and Loan Association of
South Carolina

RE 7544

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MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on August 20, 1984. The mortgagor is Worth D. Kiger

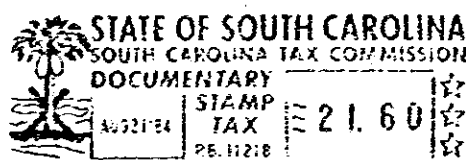
("Borrower"). This Security Instrument is given to First Federal Savings and Loan Association of South Carolina, which is organized and existing under the laws of the United States of America and whose address is 301 College Street, Greenville, South Carolina 29601 ("Lender").

Borrower owes Lender the principal sum of Seventy-Two Thousand and no/100 Dollars (U.S. \$ 72,000.00). This debt is evidenced by Borrower's note dated the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not paid earlier, due and payable on August 20, 1985. This Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and modifications; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For the purpose, Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in Greenville County, South Carolina:

ALL that piece, parcel or lot of land with all buildings and improvements thereon, situate, lying and being on the eastern corner of the intersection of Devenger Pointe with Devenger Road in Greenville County, South Carolina being known and designated as Lot No. 9 as shown on plat entitled DEVENGER POINTE, SECTION NO. 1, made by Dalton & Neves dated March, 1983, recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 9-F at Page 59, reference to said plat is hereby craved for a more complete description thereof.

The above property is the same property conveyed to the mortgagor by deed of Devenger Pointe Company, a South Carolina Partnership, to be recorded herewith.

35784



which has the address of Lot 9 Devenger Pointe Greer
[Street] [City]
South Carolina 29651 ("Property Address").
[Zip Code]

TO HAVE AND TO HOLD such property 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 rights and stock and all fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument 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 and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.

RE 55

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