

DATE OF RECORDING  
OCT 31 1984

0751

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**MORTGAGE**

THIS MORTGAGE ("Security Instrument") is given on **October 31,**  
19 **84**. The mortgagor is **Thomas A. Kelly and Diana J. Kelly**

("Borrower").

This Security Instrument is given to Wachovia Mortgage Company, which is organized and existing under the laws of North Carolina, and whose address is P.O. Box 3174, Winston-Salem, North Carolina 27102 ("Lender"). Borrower owes Lender the principal sum of

One Hundred Thousand and no/100-----Dollars (U.S. \$ **100,000.00** ).

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 **November 1, 2014**.

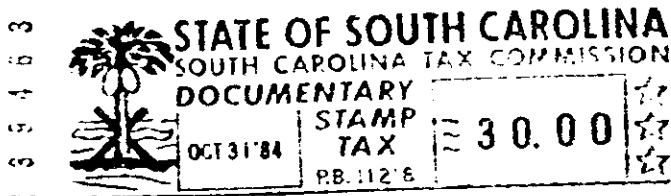
This Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and modifications; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this 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 certain piece, parcel, or lot of land situate, lying, and being in the State of South Carolina, County of Greenville, on the westerly side of East Shallowstone Road near the City of Greenville, being shown and designated as Lot No. 674 on a plat of SUGAR CREEK, Map Two, Section Three, prepared by C. O. Riddle recorded in the RMC Office for Greenville County in Plat Book 9-W at Page 63 and having, according to a survey by Freeland & Associates for Thomas A. Kelly and Diana J. Kelly dated October 25, 1984, the following metes and bounds, to-wit:

BEGINNING at an iron pin on East Shallowstone Road at the joint front corner of Lots No. 674 and No. 673 and running thence N. 32-28 W. 150.0 feet to an iron pin; thence N. 57-32 E. 86.99 feet to an iron pin; thence S. 38-43 E. 145.26 feet to an iron pin on East Shallowstone Road; thence along said Road, S. 54-25 W. 102.94 feet to an iron pin, point of beginning.

This being the same property conveyed to mortgagors by deed of Cothran & Darby Builders, Inc., dated October 31, 1984, and recorded simultaneously herewith.

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which has the address of **207 East Shallowstone Road** **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.

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