

VOL 1689 - 946

MORTGAGE

THIS MORTGAGE is made this 31st day of October, 1984, between the Mortgagor, JOE M. SKELTON and DONNA J. SKELTON, (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").

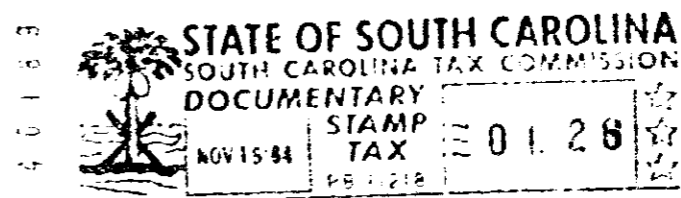
WHEREAS, Borrower is indebted to Lender in the principal sum of \$4,120.26 (FOUR THOUSAND ONE HUNDRED TWENTY AND 26/100--- Dollars, which indebtedness is evidenced by Borrower's note dated October 31, 1984, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on November 30, 1988;

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 piece, parcel or lot of land containing approximately .7 acre, more or less, in Greenville Township, Greenville County, South Carolina, and being shown and designated on a survey for Joe M. Skelton and Donna J. Skelton by W. R. Williams, Jr., on May 21, 1982, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin 264.9 feet southwest of White Horse Road on the western edge of a public drive; thence with the common line of property now or formerly of Cann S. 14-36 W. 411 feet to an iron pin; thence with the common line of property now or formerly of Childers N. 52-30 W. 163.9 feet to an iron pin; thence with common line of property now or formerly of Skelton N. 38-02 E. 248.9 feet to an iron pin; thence with the common line of property now or formerly of Means N. 38-14 E. 129.7 feet to the beginning corner.

This being the same property conveyed to the Mortgagors herein by deed of Jack P. Cann recorded November 5, 1982, in the RMC Office for Greenville County, S.C., in Deed Book 1176 at Page 710.



which has the address of 6211 White Horse Road, Greenville, South Carolina 29611 (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."

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.