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GREENVILLE, S.C.

Nov 23 12 56 PM '84

DONNIE P. WATERSLEY  
R.M.C.

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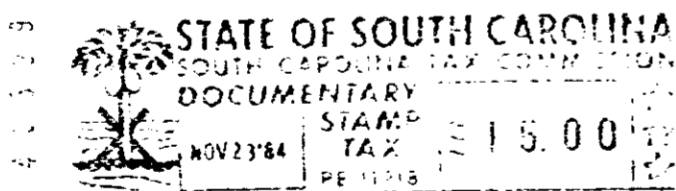
## MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on November 23, 1984. The mortgagor is Thomas M. Bowling and Charlene R. Bowling ("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 Fifty Thousand and No/100 Dollars (U.S. \$50,000.00). 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 December 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 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 those certain pieces, parcels or lots of land situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lots Nos. 81, 82, 83, 84 and 85 of MOUNTAIN CREST ESTATES according to a plat of Thomas E. Young, Sr., dated April 4, 1963, recorded in the RMC Office for Greenville County in Plat Book YY at Page 135 and containing 1.5 acres as shown on a more recent plat entitled "Survey for Thomas M. Bowling and Charlene R. Bowling", prepared by W. R. Williams, Jr., Engineer/Surveyor, dated March 23, 1983, recorded in the RMC Office for Greenville County in Plat Book 9-M at Page 56 and having such metes and bounds as shown on the more recent plat, reference to which is hereby made for a more complete description.

THIS is the same property as that conveyed to the Mortgagors herein by deed of American Mortgage & Investment Company recorded in the RMC Office for Greenville County in Deed Book 1207 at Page 58 on February 28, 1984.

THE mailing address of the Mortgagee herein is P. O. Box 408, Greenville, South Carolina 29602.



which has the address of Route 2, Box 695-C, Travelers Rest, South Carolina 29690 ("Property Address");

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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