

First Federal Savings and Loan Association of South Carolina
301 College Street
Greenville, South Carolina

29601 FILED
GREENVILLE CO. S.C.
NOV 28 2 44 PM '84
MORTGAGE
W.F.S. TR. B.S. LEX
W.F.S. M.C.

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601-340112-2

THIS MORTGAGE is made this 26th day of November,
1984, between the Mortgagor, JOE B. SPEARMAN & LINDA K. SPEARMAN
, (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 Six Thousand, Five Hundred,
Eighty and 98/100---(6,580.98)----- Dollars, which indebtedness is evidenced by Borrower's
note dated November 26, 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 December 31,
...1992.....;

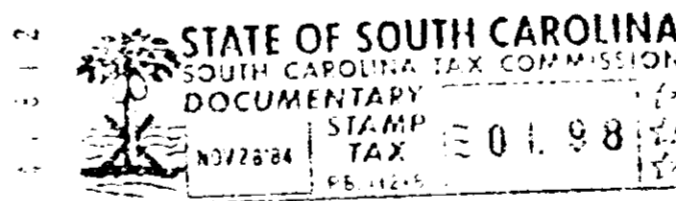
TO SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest
thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect
the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein
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, lying and being in the County of
Greenville, State of South Carolina, in Paris Mountain Township, being known and
designated as Lot No. 9 of a subdivision of property of C. E. Lloyd, known as White
Horse Heights, as shown on a plat thereof prepared by C. C. Jones, C. E., December
20, 1952, and recorded in the RMC Office for Greenville County in Plat Book "BB", at
page 135, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the corner of Patricia Avenue and Vale Street, (formerly
Peach Lane) and running thence along Patricia Avenue N. 7-042 E. 150 feet to an iron
pin at the joint front corner of Lots Nos. 9 and 10; thence along the joint line of
said lots S. 19-18 E. 175 feet to an iron pin in the rear line of Lot No. 55; thence
along the rear line of Lot Nos. 55 and 54 S. 70-42 W. 150 feet to an iron pin on
Vale Street; thence along Vale Street N. 19-18 W. 175 feet to the point of beginning.

Being the same property conveyed to mortgagors by deed of William D. Coker and Jeanette
C. Coker, dated May 21, 1971 and recorded in the RMC Office for Greenville County on
May 21, 1971 in Deed Book 915 at Page 621.

This mortgage is junior in lien to the mortgage of Joe B. Spearman and Linda K. Spearman
given in favor of First Federal Savings and Loan Association of South Carolina, dated
May 21, 1971 and recorded in the RMC Office for Greenville County on May 21, 1971 in
Book 1191 at Page 646.



which has the address of 2 Patricia Avenue Greenville
(Street) (City)
South Carolina 29611 (herein "Property Address");
(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 seized 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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