

FILED
GREENVILLE, S.C.
DEC 27 12 01 PM '84
DONNIE D. WATERSLEY
R.M.C.

0976

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MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on December 21, 19 84 . The mortgagor is James Leelan Meaders and Vera Jo Meaders

("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

Fifty thousand Dollars (U.S.\$ 50,000.00)

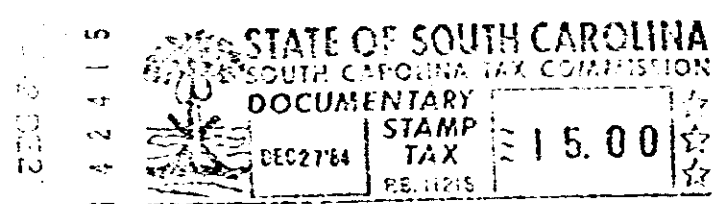
This debt is evidenced by Borrower's note dated the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not paid earlier, due and payable on December 21, 2014

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 piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being shown as Lot No. 68 on plat of "Forest Park" as recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book EE at page 65, and having according to said plat, the following courses and distances, to-wit:

BEGINNING at an iron pin on the northeastern side of Park Drive, joint front corner of Lots Nos. 68 and 67, and running thence with said Drive S. 48-30 W. 90 feet to an iron pin, joint front corner of Lot No. 68 and 69; thence with the common line of said lots, S. 41-30 E. 201.3 feet to an iron pin; thence N. 71-38 E. 59.8 feet to an iron pin; thence N. 21-51 E. 39.2 feet to an iron pin; joint rear corner of Lots Nos. 68 and 67; thence with the common line of said Lots N. 41-30 W. 206.8 feet to an iron pin on the northeastern side of Park Drive, the point of BEGINNING.

This being the same property conveyed herein to the Grantors by deed dated May 17, 1976 and recorded in the R.M.C. Office for Greenville County in Deed Book 1036 at page 425. 899-301-7-4



which has the address of 404 Forest Park Drive Greenville
29681 (Street) (City)
South Carolina ("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.

4328-NV-2