

FILED
GREENVILLE CO. S.C. P. O. Box 408
Greenville SC 29602

BOOK 83 PAGE 380

JUL 21 / 4 31 PM '83

1617 PAGE 30

DONNIE S. TANNERLEY

MORTGAGE

THIS MORTGAGE is made this 20th day of July, 1983, between the Mortgagor, James A. Marsh and Diane J. Marsh, (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 Two thousand Nine Hundred forty five and no cents (\$2945.00) Dollars, which indebtedness is evidenced by Borrower's note dated 07-20-83, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on Jan 31, 1986

THIS is the same property conveyed to the mortgagor(s) herein by deed of Gerald C. Coleman, and recorded in the RMC Office for Greenville County, on 05-09-83, in Deed Book 1187, and Page 883

PAID SATISFIED AND RECORDED
First Federal Savings and Loan Association
of South Carolina
Larry Cheslow
11/22/83
16581

STATE OF SOUTH CAROLINA
DOCUMENTARY STAMP TAX
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which has the address of Lot 26 Rebecca St Simpsonville, SC 29681 (herein "Property Address")

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.

SOUTH CAROLINA — 1 to 4 Family — 6.75 — FNMA/FHLMC UNIFORM INSTRUMENT (with amendment adding Para. 2)