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DONALD W. H. C. SLEY

MORTGAGE

BOOK 1612 PAGE 807

THIS MORTGAGE is made this 21st day of June 1983, between the Mortgagor, Alfred E. Dreifort and Leota A. Dreifort (herein "Borrower"), and the Mortgagee HERITAGE FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of the United States of America, whose address is 201 West Main Street, Laurens, S. C. 29360 (herein "Lender"). THIS MORTGAGE INCLUDES AN ADJUSTABLE RATE LOAN RIDER WHICH IS HEREBY INCORPORATED BY REFERENCE

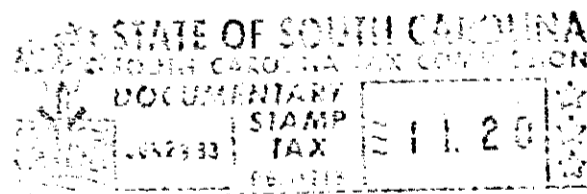
WHEREAS, Borrower is indebted to Lender in the principal sum of TWENTY-SEVEN THOUSAND NINE HUNDRED FIFTY & NO/100 (\$27,950.00) Dollars, which indebtedness is evidenced by Borrower's note dated June 21, 1983 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on June 1, 2003;

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, with any and all improvements thereon, lying, being and situate on the south side of Brookmere Road, in the Town of Simpsonville, Greenville County, South Carolina, being shown and designated as Lot No. 151 on a Plat of Section II, Bellingham, by Piedmont Engineers and Architects, dated April 18, 1972, and recorded in Plat Book 4-N at Page 79 in the R.M.C. Office for Greenville County, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin in the South side of Brookmere Road, joint front corner of Lots 151 and 152, and running thence with the joint line of said lots S. 0.07 W. 176.3 feet to an iron pin, joint rear corner of Lots 151 and 152; thence N. 79-50 E. 60 feet to an iron pin, joint rear corner of Lots 151 and 150; thence with the joint line of said lots N. 10-37 E. 167.2 feet to an iron pin on the South side of Brookmere Road, joint front corner of Lots 151 and 150; thence along the South side of Brookmere Road the following courses and distances; N. 81-20 W. 11.8 feet; N. 85-58 W. 47.5 feet; S. 82-32 W. 30.7 feet to the point of beginning.

This being the same property conveyed to the Mortgagors herein by deed of Elizabeth B. Redden of even date, to be recorded herewith.



which has the address of 220 Brookmere Road, Simpsonville (Street) (City) South Carolina 29681 (State and Zip Code) (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 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.

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