VOL 1678 FASE 948

MORTGAGE

03-334091-6

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19 84, between the Mortgagor, F. William and Kathle	day of <u>August</u> , een Rinaldi
Savings and Loan Association of South Carolina, a corporati the United States of America, whose address is 301 College "Lender").	orrower"), and the Mortgagee, First Federal ion organized and existing under the laws of
WHEREAS, Borrower is indebted to Lender in the principal eighty two and 03/100	ch indebtedness is evidenced by Borrower's iding for monthly installments of principal
and interest, with the balance of the indebtedness, if not soo	ner paid, due and payable on 8-31-94
TO SECURE to Lender (a) the repayment of the indebted thereon, the payment of all other sums, with interest thereon, the security of this Mortgage, and the performance of the covernation contained, and (b) the repayment of any future advances, when the covernation of the coverna	advanced in accordance herewith to protect venants and agreements of Borrower herein with interest thereon, made & Borrower by Ivances"), Borrower does hereby mortgage,
ALL that lot of land with the buildings and improve on the north side of Aspenwood Drive and the earling the Town of Simpsonville, Austin Township, Grarolina, being shown as Lot 203 on Plat of Sectionistic, recorded in the R.M.C. Office for Green Book 4-N, Page 30 and having, according to said and bounds, to-wit:	st side of Sellwood Circle reenville County, South tion III of Westwood Sub- enville, S. C. in Plat
BEGINNING at an iron pin on the north side of Ascorner of Lots 203 and 204 and runs thence along W. 140 feet to an iron pin; thence S. 89-39 W. east side of Sellwood Circle S. 1-41 E. 115 feet section of Sellwood Circle and Aspenwood Drive; of said circle and drive S. 46-00 E. 35.8 feet of Aspenwood Drive; thence along Aspenwood Drive beginning corner.	g the line of Lot 204 N. 0-21 95 feet to an iron pin on the t to an iron pin at the inter- thence with the intersection to an iron pin on the north side
Being the same property conveyed to mortgagors below November 18, 1980 and recorded in the RMC Office 20, 1980 in Deed Book 1137 at Page 604.	by deed of John H. Lawless, dated e for Greenville County on November
This mortgage is junior in lien to the mortgage Kathleen Rinaldi given in favor of Greer Federa dated November 19, 1980, and recorded in the RM on November 20, 1980 in Book 1525 at Page 100.	al Savings and Loan Associaton,
which has the address of Aspenwood Drive	Simpsonville,
South Carolina (herein "Property Addres	s'');
TO HAVE AND TO HOLD unto Lender and Lender's succe the improvements now or hereafter erected on the property, rents, royalties, mineral, oil and gas rights and profits, v all fixtures now or hereafter attached to the property, all of w thereto, shall be deemed to be and remain a part of the prope	, and all easements, rights, appurtenances, water, water rights, and water stock, and hich, including replacements and additions

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.

SOUTH CAROLINA - 1 to 4 Family -6 75-FNNA/FHIMC UNIFORM INSTRUMENT (with amendment adding Fara 24)