

DEC 3 1984  
STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

WILLIAM F. WOLTER AND  
LYNN H. WOLTER

TO

FIRST FEDERAL SAVINGS AND  
LOAN ASSOCIATION OF SOUTH  
CAROLINA

FILED GREENVILLE CO. S.C.  
DEC 3 10 19 AM '84  
DONNIE S. TANKERSLEY R.M.C.  
FILED GREENVILLE CO. S.C.  
DEC 11 8 42 AM '84  
DONNIE S. TANKERSLEY R.M.C.

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### MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on November 30, 1984. The mortgagor is William F. Wolter and Lynn H. Wolter ("Borrower"). This Security Instrument is given to First Federal Savings and Loan Association of South Carolina, which is organized and existing under the laws of the United States of America, and whose address is 301 College Street, Greenville, South Carolina 29601 ("Lender"). Borrower owes Lender the principal sum of One Hundred Ten Thousand Four Hundred and No/100 Dollars (U.S. \$ 110,400.00). 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 1, 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 the 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 certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the southeasterly side of Briar Creek Road, near the City of Greenville, S.C. and being known and designated as Lot No. 100 on plat entitled 'Map No. 5, Sugar Creek', as recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 6H, Page 2 and having, according to said plat, the following metes and bounds, to-wit:

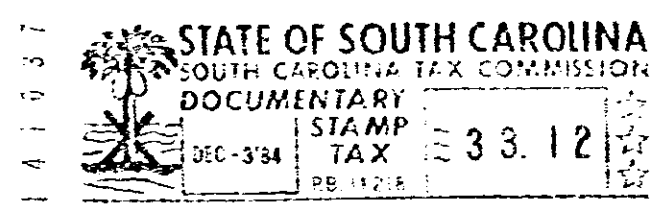
BEGINNING at an iron pin on the southeasterly side of Briar Creek Road, said pin being the joint front corner of Lots Nos. 100 and 101 and running thence with the common line of said lots S. 57-26 E., 152.24 feet to an iron pin, the joint rear corner of Lots Nos. 99 and 100; thence with the common line of said lots N. 57-26 W., 137.35 feet to an iron pin on the southeasterly side of Briar Creek Road; thence with the southeasterly side of Briar Creek Road N. 32-34 E., 105 feet to an iron pin, the point of beginning.

This is the same property conveyed to the mortgagors by deed of James E. Huson and Mavis V. Huson recorded simultaneously herewith.

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which has the address of 219 Briar Creek Road Greer South Carolina 29651 ("Property Address");

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 seized 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.

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