

FILED
GREENVILLE CO. S. C.

SEP 22 8 38 AM '80

DONNIE S. TANKERSLEY
R.M.C.

Closing Date; SEPTEMBER 19, 1980
(Date Instrument Delivered)

MORTGAGE

BOOK 1517 PAGE 32

RENEGOTIABLE RATE NOTE
(See Rider Attached)

THIS MORTGAGE is made this NINETEENTH day of SEPTEMBER 1980, between the Mortgagor, W. Leigh McLawhorn and Dianne M. McLawhorn (herein "Borrower"), and the Mortgagee, UNITED FEDERAL SAVINGS AND LOAN ASSOCIATION OF FOUNTAIN INN, a corporation organized and existing under the laws of the United States of America, whose address is 201 Trade Street, Fountain Inn, S. C. 29644 (herein "Lender").

"NOTE" includes all Renewal and Amendments of the Note dated SEPTEMBER 19, 1980

WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty-Six Thousand and NO/100 Dollars, which indebtedness is evidenced by Borrower's note dated September 19, 1980 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on October 1, 2010

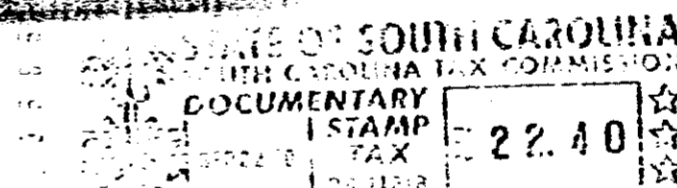
To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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 piece, parcel or lot of land in the County of Greenville, State of South Carolina, being known as lot No. 33 Brookside Subdivision, Sec II, on a plat made by C. O. Riddle, R. L. S., recorded in the RMC Office for Greenville County, S. C. in Plat Book 5 D at page 24, having according to said plat the following metes and bounds, courses and distances, to-wit:

Begining at an iron pin on the northwest side of Brooks Drive, the joint front corner of Lots 32 & 33; thence with the joint line of said lots N. 34-13 W. 160 feet to an iron pin; thence N. 55-47 E. 100 feet to an iron pincorner of lots 33 & 34; thence with the joint line of said lots S. 34-13 E. 160 feet to an iron pin on the northwest side of Brooks Drive; thence with the northwest side of said street S. 55-47 W. 100 feet to the point of the begining.

This is the same property which the mortgagors herein received by general warranty deed dated September 19, 1980 and recorded in Deed Book 1133 at Page 902, in the RMC Office for Greenville County S. C. Said deed given by Harry E. Stuckey.

This property is subject to recorded restrictions, easements or rights of way or those shown on the plat or on the ground.



NOTICE: THIS MORTGAGE SECURES A NOTE WHICH CONTAINS PROVISIONS FOR AUTOMATIC RENEWAL OF SUCH NOTE FOR SUCCESSIVE PERIODS NOT TO EXTEND BEYOND October 1, 2010. THE INTEREST RATE AND THE PAYMENTS UNDER THE NOTE MAY CHANGE AT THE TIME OF EACH RENEWAL. A COPY OF THE PROVISIONS OF THE NOTE RELATING TO RENEWAL AND CHANGE OF INTEREST RATE AND PAYMENTS IS ATTACHED TO THIS MORTGAGE AS AN EXHIBIT.

which has the address of .504 Brooks Road Mauldin, S. C. 29662
(Street) (City)

..... (herein "Property Address");
(State and Zip Code)

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.