

THIS MORTGAGE is made this 29th day of April 1982, between the Mortgagor, RUSLEY JAY and Juanita Barnett (herein "Borrower"), and the Mortgagee, GREER FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of South Carolina whose address is 107 Church Street - Greer, South Carolina 29651 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of U.S. \$ 8,200.00 which indebtedness is evidenced by Borrower's note dated April 29, 1982 and extensions and renewals thereof (herein "Note"), providing for monthly installments of principal and interest, with the balance of indebtedness, if not sooner paid, due and payable on _____;

TO SECURE to Lender 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, 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: Oneal Township, on the southern side of Paris View Drive, and being known as Lot No. 25 of a subdivision known as PARIS VIEW, Section 1, plat of J. D. Calmes, dated April, 1961, recorded in Plat Book VV, page 101, R.M.C. Office for Greenville County, and having the following courses and distances:

BEGINNING at an iron pin on the southern side of Paris View Drive, joint corner of Lots Nos. 25 and 23, and running thence along the common boundary of Lots Nos. 25, 23 and 24, S. 26-17 E. 183.2 feet to an iron pin, joint rear corner of Lots Nos. 25 and 24; thence along the rear of Lot No. 25, S. 67-52 W. 202 feet to an iron pin, joint rear corner of Lots Nos. 25 and 47; thence along the common boundary of said lots, N. 50-25 W. 71.4 feet to an iron pin on Paris View Drive; thence along said Drive, N. 39-35 E. 250 feet to an iron pin, the point of beginning.

This is the same property conveyed to the mortgagor herein by J. P. Medlock by deed dated April 29, 1965, to be recorded in the R.M.C. Office for Greenville County. Recorded April 30, 1965 in deed book 772 page 317.

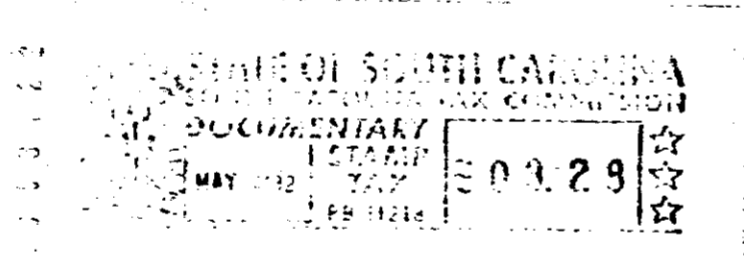


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which has the address of Route #2, Paris View Drive Taylors South Carolina 29687 (herein "Property Address");

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 and rents, all of which 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 hereinafter 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, and that the Property is unencumbered, except for encumbrances of record. Borrower covenants that Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to encumbrances of record.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. **Payment of Principal and Interest.** Borrower shall promptly pay when due the principal and interest indebtedness evidenced by the Note and late charges as provided in the Note.
2. **Funds for Taxes and Insurance.** Subject to applicable law or a written waiver by Lender, Borrower shall pay to Lender on the day monthly payments of principal and interest are payable under the Note, until the Note is paid in full, a sum (herein "Funds") equal to one-twelfth of the yearly taxes and assessments (including condominium and

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