

First Federal of S. C.  
GREENVILLE S.C. P. O. Box 408  
Greenville, S. C. 29602

BOOK 1585 PAGE 254

Nov 8 3 30 PM '82

DONNIE B. TANNERSLEY  
R.M.C.

# MORTGAGE

THIS MORTGAGE is made this 5th day of November,  
1982, between the Mortgagor, William Gerald Penn and Louise Knight Penn  
, (herein "Borrower"), and the Mortgagee, First Federal  
Savings and Loan Association, a corporation organized and existing under the laws of the United States  
of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Five thousand three hundred  
seventy-six and 92/100 Dollars, which indebtedness is evidenced by Borrower's  
note dated November 1982, (herein "Note"), providing for monthly installments of principal  
and interest, with the balance of the indebtedness, if not sooner paid, due and payable on 12-1-85  
.....;

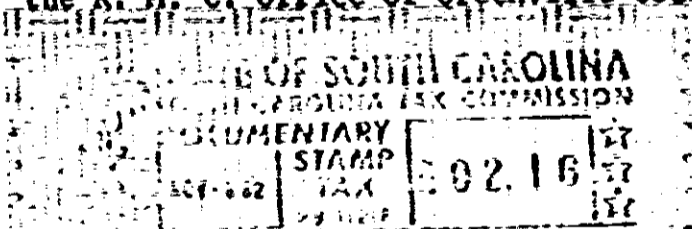
TO SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest  
thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect  
the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein  
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 all improvements thereon, or  
hereafter to be constructed thereon, situate, lying and being in the State of  
South Carolina, County of Greenville on the westerly and southwesterly side of road  
leading to Buckhorn Sanctuary, containing 0.94 acres, more or less, and described  
according to plat of "Property of William Gerald Penn and Louise Knight Penn",  
dated June, 1970, prepared by C. O. Riddle, RLS, and having the following metes  
and bounds, to wit:

BEGINNING at nail and cap in above mentioned road and running thence along a line  
of Buckhorn Sanctuar, S. 53-12 W. 36.5 feet to an iron pin, thence continuing along  
line of Buckhorn Sanctuary N. 89-42 W. 55.8 feet to an iron pine; thence along line  
of land of C. O. Riddle, S. 6-55 E. 156.1 feet to an iron pin; thence continuing  
along line of C. O. Riddle, S. 57-18 E. 60 feet to an iron pin; thence continuing  
along line of Riddle S. 86-15 E. 205 to nail in road; thence along road N. 8-52 W.  
103.4 feet to point; thence continuing along road N. 55-06 W. 210.3 feet to the  
point of BEGINNING.

This is a second mortgage and is junior in lien to that mortgage executed by the  
mortgagors which mortgage is recorded in the RMC Office for Greenville County  
on October 8, 1971, and is recorded in Mortgage Book 1209 at Page 329.

This being the same property conveyed to the mortgagors by deed of Clark Olin Riddle  
and Virginia R. Riddle dated 8-24-70, recorded 8-25-70 in Book 897, Page 77, in  
the R. M. C. Office of Greenville County.



which has the address of Route 12, Buckhorn Road, Greenville, S. C. 29609  
(Street) (City)

(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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