

FILED  
GREENVILLE CO S.C.

301 College St  
Greenville, South Carolina

FEB 28 11 43 AM '83

**MORTGAGE**

DONNIE S. TANKERSLEY  
R.M.C.

THIS MORTGAGE is made this 28 th day of February, 1983, between the Mortgagor, William R. Johnson and Dorothy B. Johnson, (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association of South Carolina, 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 Two Thousand Two Hundred Fifty and 00/100 Dollars, which indebtedness is evidenced by Borrower's note dated February 26, 1983, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on May 30, 1983.....;

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.

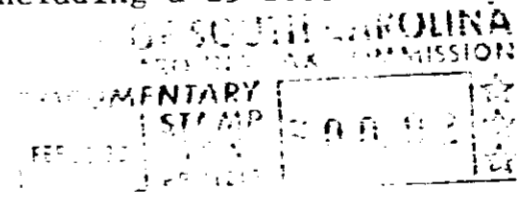
ALL that certain piece, parcel or lot of land with the buildings and improvements thereon situate, lying and being on the Northwesterly side of Sweetwater Court, near the City of Greenville, South Carolina being known and designated as Lot No. 450 on plat entitled "Map 3, Section 2, Sugar Creek", as recorded in the RMC Office for Greenville County in Plat Book 7-X at Page 2, having according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Northwesterly side of Sweetwater Court, said pin being the joint front corner of Lots Nos. 450 and 451, and running thence with the common line of said lots S. 89-05 W. 177.03 feet to an iron pin at the joint rear corner of Lots Nos. 450 and 451; thence N. 15-51 E 129.79 feet to an iron pin at the joint rear corner of Lots Nos. 449 and 450; thence with the common line of said lots S. 79-15-48 E. 152.24 feet to an iron pin on the Northwesterly side of Sweetwater Court; thence with the Northwesterly side of Sweetwater Court, on a curve, the chord of which is S. 4-53-18 W. 94 feet to and iron pin, point of beginning.

This is the identical property conveyed to the Grantor herein by deed of John Cothran Co Inc., a South Carolina Corporation, M. Graham Proffitt, III and Ellis L. Darby, Jr. dated June 24, 1981 and recorded June 26, 1981, in the RMC Office for Greenville County South Carolina, in Deed Book 1150 at Page 676.

This property conveyed subject to all restrictions, setback lines, roadways, easements and rights of way, if any, appearing of record on the premises or on the recorded plat, which affect the property hereinabove described including a 25-foot sanitary sewer easement as shown on recorded plat.

This is a second mortgage, second to none.



which has the address of 107 Sweetwater Court Greer,  
(Street) (City)  
South Carolina (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.

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