

FILED  
GREENVILLE CO. S. C.

MORTGAGE

BOOK 1373 PAGE 582

JUL 26 10 14 AM '76

DONNIE S. TANKERSLEY, 23 day of July  
THIS MORTGAGE is made this David S. Penland and Deborah L. Penland  
1976, between the Mortgagor, (herein "Borrower"), and the Mortgagee, South Carolina  
Federal Savings & Loan Association, a corporation organized and existing  
under the laws of United States of America, whose address is 1500 Hampton Street  
Columbia, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty-five Thousand One Hundred  
Fifty and no/100 Dollars, which indebtedness is evidenced by Borrower's note  
dated July 23, 1976 (herein "Note"), providing for monthly installments of principal and interest,  
with the balance of the indebtedness, if not sooner paid, due and payable on June 1, 2006

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 lot of land on the northerly side of Sharon Drive (now Derwood Circle), being  
shown on plat by J. C. Hill, LS, recorded in the RMC Office for  
Greenville County in Plat Book SS at page 111, and having the following metes and  
bounds:

Beginning at a point on the northerly side of Sharon Drive, which point is 337.5 feet  
in an easterly direction from the intersection of Watkins Road and Sharon Drive; thence  
N 9-36 W 184.7 feet to an iron pin; thence S 85-12 E 151.5 feet to an iron pin;  
thence S 3-02 E 158.5 feet to an iron pin on the northerly side of Sharon Drive; thence  
down the northerly side of Sharon Drive, S 84-26 W 112.5 feet to an iron pin, the  
point of beginning.

Derivation Clause: James A. McGaughy recorded herewith.



which has the address of Sharon Drive (now Derwood Circle), Berea, Greenville,  
S. C. (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 improve-  
ments 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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