

Greer Federal Savings and Loan Association  
107 Church Street  
Greer, S.C. 29651  
GREENVILLE CO. S. C.

1406 91  
**PLEASE MAIL**

# MORTGAGE

12 05 PM '77  
BORNIE S. TANKERSLEY  
THIS MORTGAGE is made this **third** day of **August**, 19 **77**,  
between the Mortgagor, **Tazwell Campbell**

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 **---Fifty-five Thousand and no/100ths (\$55,000.00)---** Dollars, which indebtedness is evidenced by Borrower's note dated **August 3, 1977** (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on **August 1, 2002**

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 those lots of land located in **Chick Springs Township, Greenville County, State of South Carolina**, being shown and designated as **Lots Nos. 2, 3, 4, and 55** on a plat of property entitled "**King Acres**" prepared by **John Simmons, Registered Sureyor**, dated **August 10, 1963**, and recorded in **Plat Book YY at Page 153** in the **R.M.C. Office for Greenville County**. Reference is hereby made to said plat for a more complete description.

DERIVATION: See deed of **Vickey Campbell and Janis Campbell** to the Mortgagor herein as recorded **June 22, 1973**, in **Deed Book 977 at Page 452** in the **R.M.C. Office for Greenville County, South Carolina**. Also, see **Estate of Frances Waters Campbell, Apartment 1287, File 14** in the **Probate Court for Greenville County, South Carolina**. Also, see deed of **Ratteree James Insurance Agent to Tazwell Campbell and Frances W. Campbell** as recorded **September 14, 1967** in **Deed Book 828 at Page 367** in the **R.M.C. Office for Greenville County, South Carolina**. Also, see deed of **King Acres, Inc. to Tazwell Campbell and Frances W. Campbell** as recorded **September 14, 1967** in **Deed Book 828 at Page 371** in the **R.M.C. Office for Greenville County, South Carolina**. Also, see deed of **Sam V. McGraw to Tazwell Campbell and Frances W. Campbell** as recorded **September 14, 1967** in **Deed Book 828 at Page 368** in the **R.M.C. Office for Greenville County, South Carolina**. Also, see deed of **King Acres, Inc. to Tazwell Campbell and Frances W. Campbell** as recorded **September 14, 1967** in **Deed Book 828 at Page 369** in the **R.M.C. Office for Greenville County, South Carolina**.

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which has the address of **303 Old Chick Springs Road, Greer**  
**S. C. 29651** (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 seized 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.