

F. D.
GREENVILLE, CO. S. C.

Position 5

BOOK 1425 PAGE 613

USDA-FmHA

Form FmHA 427-1 SC
(Rev. 10-19-76)

HAB 18 BEAD 85 P 11 378
MORTGAGE FOR SOUTH CAROLINA

DONNIE S. TANKERSLEY

R.M.C. JAMES E. LAMB AND TERESA A. LAMB
THIS MORTGAGE is made and entered into by

residing in GREENVILLE County, South Carolina, whose post office address is

ROUTE 2, WINGO ROAD, GREER, South Carolina 29651

herein called "Borrower," and:

WHEREAS Borrower is indebted to the United States of America, acting through the Farmers Home Administration, United States Department of Agriculture, herein called the "Government," as evidenced by one or more promissory note(s) or assumption agreement(s), herein called "note," which has been executed by Borrower, is payable to the order of the Government, authorizes acceleration of the entire indebtedness at the option of the Government upon any default by Borrower, and is described as follows:

<u>Date of Instrument</u>	<u>Principal Amount</u>	<u>Annual Rate of Interest</u>	<u>Due Date of Final Installment</u>
March 3, 1978	\$23,800.00	8%	March 3, 1985
March 3, 1978	7,940.00	3%	March 3, 1985
March 10, 1978	21,250.00	8%	June 9, 1983
March 10, 1978	16,750.00	8%	April 6, 1984
March 10, 1978	1,500.00	8%	March 10, 1985

And the note evidences a loan to Borrower, and the Government, at any time, may assign the note and insure the payment thereof pursuant to the Consolidated Farm and Rural Development Act, or Title V of the Housing Act of 1949.

And it is the purpose and intent of this instrument that, among other things, at all times when the note is held by the Government, or in the event the Government should assign this instrument without insurance of the note, this instrument shall secure payment of the note, but when the note is held by an insured holder, this instrument shall not secure payment of the note or attach to the debt evidenced thereby, but as to the note and such debt shall constitute an indemnity mortgage to secure the Government against loss under its insurance contract by reason of any default by Borrower:

NOW, THEREFORE, in consideration of the loan(s) and (a) at all times when the note is held by the Government, or in the event the Government should assign this instrument without insurance of the payment of the note, to secure prompt payment of the note and any renewals and extensions thereof and any agreements contained therein, including any provision for the payment of an insurance or other charge, (b) at all times when the note is held by an insured holder, to secure performance of Borrower's agreement herein to indemnify and save harmless the Government against loss under its insurance contract by reason of any default by Borrower, and (c) in any event and at all times to secure the prompt payment of all advances and expenditures made by the Government, with interest, as hereinafter described, and the performance of every covenant and agreement of Borrower contained herein or in any supplementary agreement, Borrower does hereby grant, bargain, sell, release, and assign unto the Government, with general warranty, the following property situated in the State of South Carolina, County(ies) of GREENVILLE

ALL that piece, parcel or lot of land in O'Neal Township, located about two miles east of the Washington Baptist Church about five miles northeast of the City of Greer, lying on the south side of the Wingo Road, being shown on a plat designated as property of Effie Brown made by J. Q. Bruce, surveyor, sated January 8, 1966, and having the following courses and distances:

BEGINNING on a stake in the center of said roce (iron pin on bank thereof at 25 feet from true corner), and runs thence S. 75-45 E. 868.6 feet to a stone, (old corner); thence S. 2-45 E. 377.4 feet to a stone (old corner) thence S. 74-54 E. crossing over four iron pins 1013 feet to a stake, which stake is 16.5 feet from a beech; thence S. 6-30 E. 792 feet to an iron pin; thence N. 84-47 W. crossing over six iron pins 1697.8 feet to an iron pin; thence N. 11-56 W. crossing over seven iron pins to a stake in the center of said Wingo Road; thence along and with the center of said road, N. 65-15 E. 52.4 feet to the beginning, containing 44 acres, more or less.

This being the same property conveyed to me by General Warranty Deed dated August 17, 1970 from Johnny H. Ross. Said deed was recorded in the Office of the R.M.C. for Greenville County, South Carolina at Volume 896, Page 250.

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