SOUTH CAROLINA

MORTGAGE

NCNB 7450231
FHA 461-1613784-203 (203)

STATE OF SOUTH CAROLINA,
COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: WE, DALE E. HUNT & JOANNE L. HUNT

Greenville County, S. C.

hereinafter called the Mortgagor, sendeth greeting:

WHEREAS the Mortgagor is well and truly indebted unto NCNB MORTGAGE SOUTH, INC.

a corporation organized and existing under the laws of South Carolina hereinafter called the Mortgagee, as evidenced by its promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of TWENTY NINE THOUSAND TWO HUNDRED FIFTY ---------- Dollars ($ 29,250.00) with interest from date at the rate of seven & three-fourths per centum (7 3/4 %) per annum until paid, said principal and interest being payable at the office of NCNB MORTGAGE CORPORATION PO Box 34069 Charlotte, N. C. 28234 or at such other place as the holder of the note may designate in writing, in monthly installments of TWO HUNDRED NINE & 73/100 ---------- Dollars ($ 209.73), commencing on the first day of February, 19 79 and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of January, 2009.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and to secure the payment thereof to the Mortgagee, and the performance of the covenants herein contained, and for the better securing the payment of the sum of Three Dollars ($3) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee its successors and assigns, the following described real estate situated in the County of Greenville State of South Carolina:

All that piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina, known and designated as Lot 40, Sul shown on a plat of the subdivision of WESTWOOD, Section 6, recorded in the RMC Office for Greenville County in plat book 4 P page 35.

This is the same property conveyed to mortgagors by James G. & Susan L. Haloulos by deed dated 12/29/78 to be recorded herewith.

TOGETHER with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging or in anywise incident or appertaining, and all fixtures now or hereafter attached to the said premises, all of which shall be deemed and remain a part of the realty covered by this mortgage.

TO HAVE AND TO HOLD all and singular the said premises unto the Mortgagee, its successors and assigns, forever.

1. That the Mortgagor will pay the said debt or sum of money with interest thereon according to the tenor and effect of the said note and this mortgage.

2. That the Mortgagor will keep the improvements now existing or hereafter erected on the mortgaged premises insured as may be required from time to time by the Mortgagee against loss by fire and other hazards, casualties and contingencies in such amounts and for such periods as may be required by the Mortgagee and will pay promptly when due any premiums on such insurance. All insurance shall be carried in companies acceptable to the Mortgagee and the policies and renewals thereof shall be held by the Mortgagee and have attached thereto loss payable clauses in favor of and acceptable to the Mortgagee. In the event of loss Mortgagor will give immediate notice by mail to the Mortgagee, who may make proof of loss if not made promptly by Mortgagor, and each insurance company concerned is hereby authorized and directed to make payment for such loss directly to the Mortgagee instead of to the Mortgagor and the Mortgagee jointly, and the insurance proceeds, or any part thereof, may be applied by the Mortgagee at its option either to the reduction of the indebtedness hereunder or to the restoration or repair of the property damaged.

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