

Post Office Box 34069
Charlotte, North Carolina

FILED
GREENVILLE CO. S. C.

BOOK 1481 PAGE 83

MORTGAGE

SEP 10 9 00 AM '79

DONNIE TANKERSLEY

THIS MORTGAGE is made this 17th day of September 1979, between the Mortgagor, Florence Bettendorf, (herein "Borrower"), and the Mortgagee, NCNB Mortgage Corporation, a corporation organized and existing under the laws of the State of North Carolina, whose address is Charlotte, North Carolina (herein "Lender").

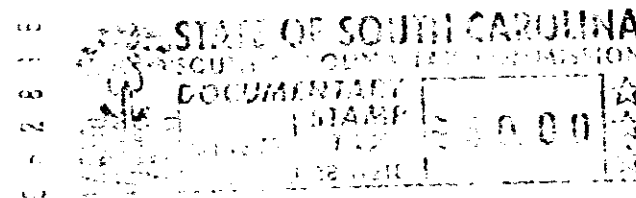
WHEREAS, Borrower is indebted to Lender in the principal sum of One Hundred Thousand and No/100 (\$100,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated Sept. 17, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on October 1, 2009;

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 in Greenville County, South Carolina, being known and designated as Lot Number Twenty (20) of Section One (1) of Chanticleer, Inc., as shown by a plat thereof made by R. K. Campbell, dated September 29, 1962 and recorded in the RMC Office for Greenville County, S.C. in Plat Book YY at Page 97, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Chanticleer Drive at the joint front corner of Lots 19 and 20 and running thence with the northeastern and northern side of Chanticleer Drive, N. 62-47 W. 75 feet to an iron pin; thence still with the northern side of Chanticleer Drive, N. 82-32 W. 45 feet to an iron pin, joint front corner of Lots 20 and 21; thence with the line of Lots 21, N. 11-39 E. 183.4 feet to an iron pin; thence S. 89-47 E. 195.7 feet to an iron pin; thence S. 28-21 E. 55 feet to an iron pin, joint rear corner of Lots 20 and 19; thence with the line of Lot 19, S. 41-23 W. 223.4 feet to an iron pin, the point of beginning.

THIS being the same property conveyed to the mortgagors herein by deed of Joan L. Simmons and John R. Simmons, of even date, to be recorded herewith.



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which has the address of 21 Chanticleer Drive, Greenville, South Carolina (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 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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