

MORTGAGE
DONNIE S. TANKERSLEY
R.M.C.

This form is used in connection with mortgages insured under the one- to four-family provisions of the National Housing Act.

WITH DEFERRED INTEREST AND INCREASING MONTHLY INSTALLMENTS.

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE } ss:

TO ALL WHOM THESE PRESENTS MAY CONCERN: JAMES A. BOWLING and FRANCES L. BOWLING

Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto
FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, S. C.

organized and existing under the laws of THE UNITED STATES, a corporation
called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by
reference, in the principal sum of THIRTY-SEVEN THOUSAND and NO/100ths

----- Dollars (\$ 37,000.00).
DEFERRAL OF INTEREST MAY INCREASE THE PRINCIPAL BALANCE TO \$40,121.88.

with interest from date at the rate of TWELVE AND ONE/HALF per centum (12-1/2 %)
per annum until paid, said principal and interest being payable at the office of First Federal Savings and Loan
Association of Greenville, S. C. in P. O. Drawer 408, Greenville, S. C. 29602
or at such other place as the holder of the note may designate in writing, in monthly installments of ACCORDING TO THE
Dollars (\$ X).
SCHEDULE ATTACHED TO SAID NOTE
commencing on the first day of October, 19 80, and on the first day of each month thereafter until the prin-
cipal 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 September, 2010.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof
to the Mortgagee, and also in consideration of the further 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, bar-
gained, 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, with all buildings and improvements,
situate, lying and being on the eastern side of Fairlane Drive, in
Greenville County, South Carolina, near the Town of Mauldin, being
shown and designated as Lot No. 99 on a plat of GREENBRIER, SECTIONS I
and II, made by Carolina Surveying and Mapping Company, dated September,
1957, revised September, 1959, recorded in the RMC Office for Greenville
County, S. C., in Plat Book QQ, page 128, and having according to said
plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Fairlane Drive at the
joint front corners of Lots Nos. 99 and 100 and running thence with
the line of Lot No. 100, N. 55-45 E., 270.8 feet to an iron pin;
thence S. 22-20 E., 91 feet to an iron pin; thence S. 18-20 E., 135
feet to an iron pin at the corner of Lot No. 69; thence with the line
of Lots Nos. 69 and 70, S. 88-10 W., 250 feet to an iron pin on
Fairlane Drive; thence with the eastern side of Fairlane Drive, N. 6-
20 W., 12.3 feet to an iron pin; thence continuing with said side of
Fairlane Drive, N. 34-15 W., 89.5 feet to an iron pin, the point of
beginning.

The above property is the same conveyed to the Mortgagors by deed of
Joseph V. Baughman and Linda D. Baughman to be recorded simultaneously
herewith.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident
or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and
lighting fixtures and equipment now or hereafter attached to or used in connection with the real estate herein described.

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

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has
good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encum-
brances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee
forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor covenants and agrees as follows:

1. That he will promptly pay the principal of an interest on the indebtedness evidenced by the said note, at the times and in the
manner herein provided. Privilege is reserved to pay the debt in whole, or in an amount equal to one or more monthly payments on
the principal that are next due on the note, on the first day of any month prior to maturity; provided, however, that written notice
of an intention to exercise such privilege is given at least thirty (30) days prior to prepayment.

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