

REC'D  
MAY 27 AM '81  
SOUTH CAROLINA  
GREENVILLE

# MORTGAGE

PG# 1542 PAGE 504

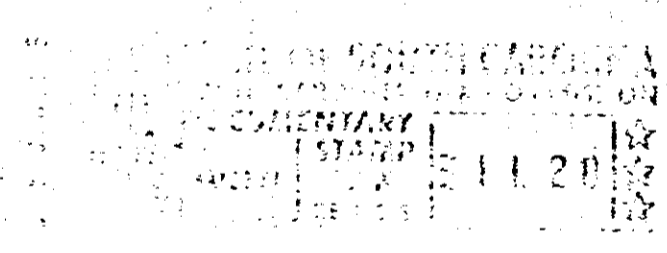
THIS MORTGAGE is made this 29th day of May 1981, between the Mortgagor, H. Harold Tarleton, Jr. and Rachel S. Tarleton (herein "Borrower"), and the Mortgagee, GREER FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of South Carolina, whose address is 107 Church Street - Greer, South Carolina 29651 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty-Eight Thousand and No/100 (\$28,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated May 29, 1981 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on May 1, 2011

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, and being further described as follows:

ALL that piece, parcel, and lot of land with all improvements thereon as described on plat entitled "Terra Pines Estates, Pt. Lot 3,4; Property of Harold Tarleton" prepared by Freeland and Associates dated May 13, 1981, as recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 8R at page 10, reference being craved hereto to said plat for exact metes and bounds.

This is a portion of that property conveyed to Mortgagor by deed of Milton Lite, Nick A. Theodore, Thomas E. Macfie, and William M. McMillan recorded January 2, 1959, in the RMC Office for Greenville County, South Carolina, in Deed Book 614 at page 83 and by deed of John Carl Fisher recorded July 31, 1956, in the RMC Office for Greenville County, South Carolina, in Deed Book 558 at page 227.



which has the address of 111 Terramont Drive, Greenville, South Carolina 29615 (herein "Property Address");  
[Street] [City] [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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