

Greer Federal Savings & Loan Association
P. O. Box 969
Greer, S. C. 29651

MORTGAGE

MAIL TO
GADDY & DAVENPORT
P. O. BOX 10267
GREENVILLE, S. C. 29603

390-1558 484

THIS MORTGAGE is made this 11th day of November 1981, between the Mortgagor, Joseph E. O. & Jane P. Haire, hereinafter "Borrower", and the Mortgagee, GREER FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of South Carolina, PH '81, whose address is 107 Church Street - Greer, South Carolina 29651 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of U.S. \$ 12,000.00 which indebtedness is evidenced by Borrower's note dated November 11, 1981, and extensions and renewals thereof (herein "Note"), providing for monthly installments of principal and interest, with the balance of indebtedness, if not sooner paid, due and payable on November 1, 1990;

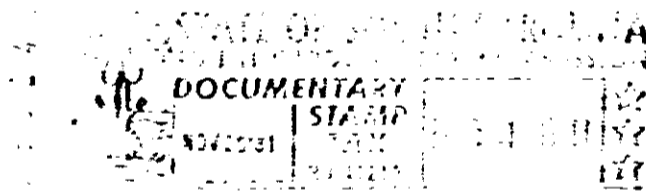
TO SECURE to Lender the repayment of the indebtedness evidenced by the Note, with interest thereon; the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage; and the performance of the covenants and agreements of Borrower herein contained, 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: in Oaklawn Township, lying on the western side of a county road (sometimes known as Painter Road), containing 3.5 acres, more or less, and being further described according to a survey prepared by J. Don Lee dated May 29, 1972, as follows:

BEGINNING at an iron pin at the southeastern corner of the within described property and property now or formerly owned by J. Painter which point is in the center of the said county road and running thence along the Painter property, N. 70-00 W. 755 feet to an iron pin; thence N. 17-58 E. 200 feet to an iron pin in the line of property now or formerly owned by E. O. Chambers; thence in a line through the Chambers property, S. 70-00 E. 755 feet to a point in the said county road; thence in a line through the said county road, S. 17-58 W. 200 feet to the point of beginning.

The above described property includes a portion of the public road now owned by Greenville County and the interest of the mortgagor extends only to the western side of the said public road.

This is the identical property conveyed to the mortgagors herein by deed of Edward O. Chambers dated June 15, 1972, recorded in the R.M.C. Office for Greenville County in Deed Book 947, Page 605 on July 5, 1972.

The abovementioned plat is recorded in the R.M.C. Office for Greenville County in Plat Book 4U, Page 6.



which has the address of Route #3 Painter Road Pelzer
[Street] [City]
South Carolina 29669 (herein "Property Address");
[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 and rents, all of which 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 hereinafter 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, and that the Property is unencumbered, except for encumbrances of record. Borrower covenants that Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to encumbrances of record.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. **Payment of Principal and Interest.** Borrower shall promptly pay when due the principal and interest indebtedness evidenced by the Note and late charges as provided in the Note.
2. **Funds for Taxes and Insurance.** Subject to applicable law or a written waiver by Lender, Borrower shall pay to Lender on the day monthly payments of principal and interest are payable under the Note, until the Note is paid in full, a sum (herein "Funds") equal to one-twelfth of the yearly taxes and assessments (including condominium and

420 8 9991801

4328 RV-2