

S. C.
MAY '82
SHERSLEY

This mortgage is re-recorded to correct mailing address and to add the Condominium Rider as the last page of the mortgage.

MORTGAGE

BOOK 1572 PAGE 800
BOOK 1575 PAGE 539

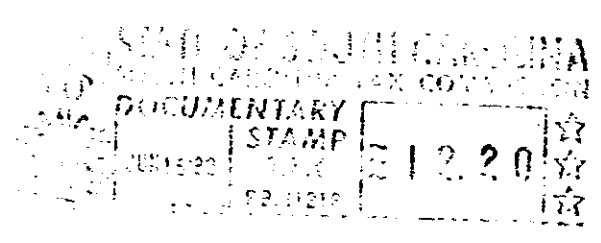
THIS MORTGAGE is made this 15th day of June 1982, between the Mortgagor, Martin Dobr (herein "Borrower"), and the Mortgagee, Charter Mortgage Company, a corporation organized and existing under the laws of Florida, whose address is Jacksonville, Florida (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty Thousand Five Hundred and No/100ths Dollars, which indebtedness is evidenced by Borrower's note dated June 1982 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on July 1, 2012;

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 certain piece, parcel or unit situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Unit No. 5-G of Town Park of Greenville, South Carolina, Horizontal Property Regime, as is more fully described in Master Deed dated June 5, 1970, and recorded in the R.M.C. Office for Greenville County, in Deed Book 891 at Page 243, and amended by Amendment to Master Deed recorded in the R.M.C. Office for Greenville County, on July 15, 1971, in Deed Book 920 at Page 305, and survey and plot plans recorded in Plat Book 4-G at Pages 173, 175 and 177. Also amended by Amendment to Master Deed recorded in the R.M.C. Office for Greenville County, on October 31, 1973, in Deed Book 987 at Page 349.

Being the same property conveyed to the mortgagor herein by deed of Mount Paris Realty Corporation dated June 15, 1982, and recorded in the RMC Office for Greenville County in Deed Book 1168 at Page 658.



which has the address of 3706 E. North Street, Greenville, S. C. 29615 (herein "Property Address");

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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