

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

STATE OF SOUTH CAROLINA, } FILED
COUNTY OF GREENVILLE } ss: GREENVILLE CO. S. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: 1 11 15 AM '82

DONNIE S. TANKERSLEY
R.M.C

JAMES HALL & BERNICE R. HALL

of
, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto **CHARTER MORTGAGE COMPANY**

, a corporation
organized and existing under the laws of **The State of Florida**, hereinafter
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 **Twenty Thousand Eight Hundred Fifty and no/100-----**
----- Dollars (\$ **20,850.00**),

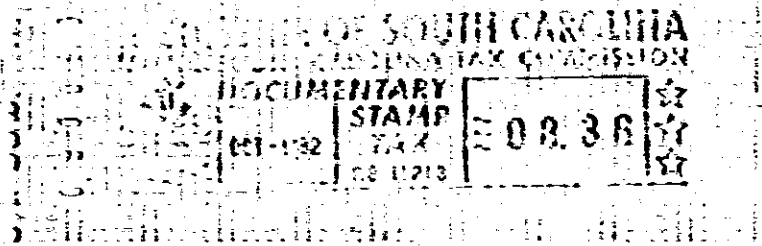
with interest from date at the rate of **-----Thirteen and one-half-----** per centum (**---13.5---** %)
per annum until paid, said principal and interest being payable at the office of **Charter Mortgage Company**
in **Jacksonville, Florida**
or at such other place as the holder of the note may designate in writing, in monthly installments of **Two Hundred**
Thirty-Eight and 94/100----- Dollars (\$ **238.94**),
commencing on the first day of **November**, 1982, and on the first day of each month thereafter until the principal 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 **October, 2012.**

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, bargained, 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 and lot of land lying, being and situate in the County of Greenville, State of South Carolina, being shown and designated as Lots 23 and 24 on a Plat entitled "Property of James Hall & Bernice R. Hall", prepared by Carolina Surveying Co., dated September 29, 1982, and being more particularly described in accordance with said plat, to wit:

BEGINNING at an iron pin in the edge of Parker Road, said iron pin being the joint front corner with Lot 25, and running thence along the joint property line of Lot 25 N.61-22E. 140.9 ft. to an iron pin, thence S.37-06E. 100 ft. to an iron pin at the edge of Reedy Street, thence along the edge of Reedy Street S.61-22W. 140.9 ft. to an iron pin in the edge of Parker Road, thence along the edge of Parker Road N.37-06W. 100 ft. to the point of beginning.

THIS being the same property which the Mortgagors herein received by Deed of even date herewith and filed contemporaneously 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 encumbrances 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.