

CMC Loan No.

GREENVILLE CO. MORTGAGE
7027982 3 40 PH '82

BOOK 1584 PAGE 454

THIS MORTGAGE is made this 29th day of October 1982, between the Mortgagor, DONNIE S. TANKERSLEY 29th, MICHAEL P. LAICO and DEBORAH B. LAICO (herein "Borrower"), and the Mortgagee, CHARTER MORTGAGE COMPANY, a corporation organized and existing under the laws of the State of Florida, whose address is Jacksonville, Florida 32232 P.O. Box 2259 (herein "Lender").

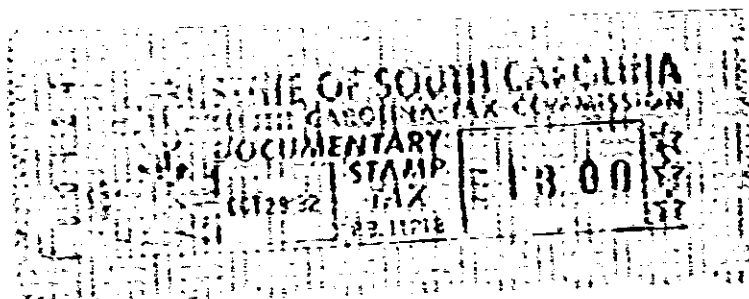
WHEREAS, Borrower is indebted to Lender in the principal sum of FORTY-FIVE THOUSAND (\$45,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated October 29, 1982 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on November 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 lot of land, situate, lying and being in Greenville County, South Carolina, being shown and designated as Lot 13 on a Plat of MOUNTAIN VIEW ACRES, recorded in the RMC Office for Greenville County in Plat Book TT, Page 3, and having, according to a Plat prepared by Jones Engineering Service, dated October 22, 1982, entitled "Property of Michael Peter Laico and Deborah B. Laico", recorded in Plat Book 96 at Page 92, the following metes and bounds:

BEGINNING at an iron pin on the northerly side of Morningdale Drive, joint front corner of Lots 12 and 13, and running thence with the common line of said Lots, N 3-10 E, 321.5 feet to an iron pin; thence with the rear line of Lot 13, N 85-50 W, 130 feet to an iron pin; thence S 3-10 W, 323.1 feet to an iron pin on the northerly side of Morningsdale Drive; thence with said Drive, S 86-53 E, 130 feet to an iron pin, the point of beginning.

This is the same property conveyed to Michael Peter Laico and Deborah B. Laico by deed of Samuel Riley Reynolds and Dorothy M. Reynolds, dated April 16, 1982, recorded April 19, 1982, in Deed Book 1165, Page 503.



which has the address of Route 5, Box 276-B, Morningdale Drive, Travelers Rest (Street) (City)

S...C... 29690 (herein "Property Address"); (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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