

FILED
GREENVILLE CO. S. C.
FEB 1 11 21 AM '83

BOOK: 1593 PAGE: 527

MORTGAGE

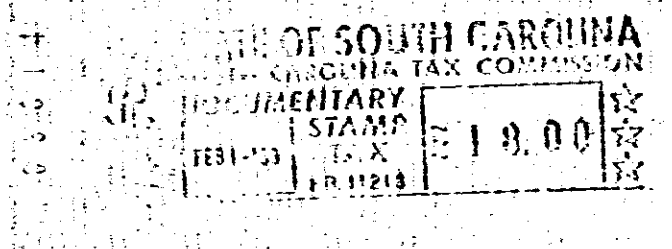
THIS MORTGAGE was made this 31st day of January, 1983, between the Mortgagor, JOHNNIE S. TANPERSLEY (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings & Loan Association, a corporation organized and existing under the laws of United States of America, whose address is 1500 Hampton Street, Columbia, South Carolina, (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Forty-five thousand and no/100-- (45,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated February 1, 2013 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on February 1, 2013.

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 piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, located southeast of Stallings Road on Graystone Way, and being known as Lot No. 14 as shown on a plat entitled "Property Survey for Graystone II, a Planned Unit Development," prepared by Arbor Engineering dated November 8, 1982 and said plat being recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 9F, Page 27.

The above described property is the same property conveyed to Jane S. Reid by deed of Academy Rental Company dated January 1, 1983, to be recorded herewith. *J. Reid*



605
FEB 1 1983 1169

which has the address of Unit # 14, Graystone Condominium, Greer, South Carolina, 29651 (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.

