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MORTGAGE

BOOK 1598 PAGE 565

DONNIE S. HARRISLEY
R.M.C.

THIS MORTGAGE is made this 18th day of March 1983, between the Mortgagor, Gregory W. Nielsen and Kathleen M. Nielsen Corporation, (herein "Borrower"), and the Mortgagee, Bankers Mortgage Corporation, a corporation organized and existing under the laws of the State of South Carolina, whose address is P.O. Drawer F-20 Florence, South Carolina (herein "Lender").

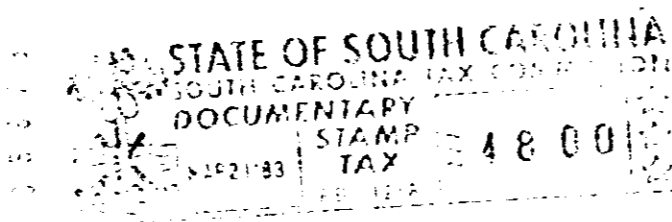
WHEREAS, Borrower is indebted to Lender in the principal sum of One Hundred Twenty Thousand and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated March 18, 1983 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on April 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 certain piece, parcel or lot of land in the County of Greenville, State of South Carolina, at the intersection of Jennifer Court and Stephane Street, being shown and designated as Lots Nos. 9 and 10, on Plat of Sylvan Manor, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 4R, Page 33 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Jennifer Court at the joint corner of Lots 8 and 9 and running thence with said Court the following courses and distances: N. 6-05 W., 53.8 feet; N. 11-07 W., 35.0 feet; N. 1-30 E., 56.5 feet; N. 43-44 E., 57.0 feet; N. 60-43 E., 65.2 feet; N. 65-46 E., 106.2 feet to an iron pin at the intersection of Stephane Street and Jennifer Court; thence along said intersection S. 68-44 E., 34.7 feet to an iron pin on the western side of Stephane Street; thence along the western side of Stephane Street the following courses and distances: S. 24-26 E., 50.0 feet; S. 31-51 E., 104.2 feet to an iron pin at the joint corner of Lots 10 and 11; thence along the common line of said lots S. 29-18 W., 192.7 feet to an iron pin at the joint corner of Lots 7, 8, 9, 10 and 11; thence along the common line of Lots 8 and 9 N. 74-39 W., 203.9 feet to an iron pin, being the point of beginning.

This is the same property conveyed to the mortgagors by deed of Orion T. Rhodes and Mary T. Rhodes recorded in the R.M.C. Office for Greenville County on March 2/5th, 1983, in Deed Book 114, Page 135.



which has the address of Route 5, 21 Stephane Street, Greenville, South Carolina 29609 (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.

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