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GREENVILLE
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DONNIE W. HALEY

BOOK 1599 PAGE 117

SOUTH CAROLINA

VA# LH-198827-SC

MORTGAGE

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE } ss:

WHEREAS: WE, DANIEL EDWARD BENHAM AND PATRICIA E. BENHAM

Greenville, South Carolina, hereinafter called the Mortgagor, is indebted to

BANKERS MORTGAGE CORPORATION

, a corporation organized and existing under the laws of The State of South Carolina, hereinafter called 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 FIFTY TWO THOUSAND AND NO/100----- Dollars (\$ 52,000.00), with interest from date at the rate of Twelve per centum (12 %) per annum until paid, said principal and interest being payable at the office of Bankers Mortgage Corporation, Post Office Drawer F-20 in Florence, South Carolina 20503, or at such other place as the holder of the note may designate in writing delivered or mailed to the Mortgagor, in monthly installments of FIVE HUNDRED SEVENTY THREE AND 04/100----- Dollars (\$ 573.04), commencing on the first day of May, 1983, and continuing 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 April, 2003.

Now, KNOW ALL MEN, that 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, assigned, and released, and by these presents does grant, bargain, sell, assign, and release unto the Mortgagee, its successors and assigns, the following-described property situated in the county of Greenville State of South Carolina;

ALL that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the northwesterly side of Silver Pine Court, near the City of Greenville, S. C., being known and designated as Lot No. 315, on plat entitled "Map No. 1, Section I, Sugar Creek" as recorded in the RMC Office for Greenville County, S. C. in Plat Book 5-D at Page 18, and having, according to a more recent survey prepared by Freeland and Associates, dated March 28, 1983, entitled "Property of Daniel Edward Benham and Patricia E. Benham", the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwesterly side of Silver Pine Court, said pin being the joint front corner of Lots 314 and 315 and running thence with the common line of said lots, N. 67-03-58 W. 143.92 feet to an iron pin, the joint rear corner of Lots 314 and 315; thence S. 26-27-02 W. 104.06 feet to an iron pin, the joint rear corner of Lots 315 and 316; thence with the common line of said lots S. 52-15-37 E. 167.11 feet to an iron pin on the northwesterly side of Silver Pine Court; thence with the northwesterly side of Silver Pine Court, N. 37-44-23 E. 65 feet to an iron pin; thence continuing with said Court on a curve, the chord of which is N. 07-44-23 E. 50 feet to an iron pin; thence continuing with said Court on a curve, the chord of which is N. 00-20-13 E. 38.42 feet to an iron pin, the point of BEGINNING.

THIS is the same property conveyed to the Mortgagors herein by deed of Gerald A. Vilag and Patricia I. Vilag, dated March 28, 1983 and recorded simultaneously herewith. Together with all and singular the improvements thereon and the rights, members, hereditaments, and appurtenances to the same belonging or in anywise appertaining; all the rents, issues, and profits thereof (provided, however, that the Mortgagor shall be entitled to collect and retain the said rents, issues, and profits until default hereunder); all fixtures now or hereafter attached to or used in connection with the premises herein described and in addition thereto the following described household appliances, which are and shall be deemed to be, fixtures and a part of the realty and are a portion of the security for the indebtedness herein mentioned;

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY STAMP
MAY 1983 TAX \$ 20.80

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