MORTGAGE

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,
COUNTY OF Greenville } ss:

TO ALL WHOM THESE PRESENTS MAY CONCERN: William Carlton Dunn of Greenville, S.C

of

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

WHEREAS, the Mortgagor is well and truly indebted unto Alliance 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 Thirty-two thousand, seven hundred and 00/100---------- Dollars ($ 32,700.00),

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 Alliance Mortgage Company in Jacksonville, Florida or at such other place as the holder of the note may designate in writing, in monthly installments of Three hundred thirty-six and 48/100---------- Dollars ($ 336.48), commencing on the first day of August , 19 83 , 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 July, 2013 ,

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 certain piece, parcel or lot of land located in the County of Greenville, State of South Carolina, being shown and designated as lot number 48 of section number 1, of Westwood Subdivision the plat of which is recorded in the RMC office of Greenville County in Plat Book 4F at Page 21 and having, according to a more recent plat entitled property of William Carlton Dunn by Clarkson Surveying Company dated April 22, 1983, the following metes and bounds, to wit:

BEGINNING at an iron pin on the northern side of Seminole Drive at the joint front corner of lots 48 and 49 running thence with line of lot 49 NO-05E 249.9 feet to an iron pin; thence due east 100 feet to an iron pin on the joint rear corner of lots 48 and 47; thence with the line of lot 47 SO-06W 150 feet to an iron pin on the northern side of Seminole Drive; thence with the northern side of Seminole Drive N89-56W 100 feet to an iron pin the point of BEGINNING.

Being the same property conveyed to the mortgagor herein by Deed of William R. Davis, Jr. and Marlene L. Davis, said Deed being dated April 14, 1983, and recorded in the RMC office of Greenville County in Deed Book 1186 at Page 438.

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY STAMP TAX
JUL 1-'83 REV. 11215
$ 13.08

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.