

AUG 3 2 10 PM '83

State of South Carolina R.M.C. Third Party Mortgage

County of Greenville

Words Used In This Document

- (A) Mortgage... (B) Borrower... (C) Mortgagor... (D) Lender...

Lender's address is P.O. Box 969, Greenville, S.C. 29602

- (E) Note... The Note shows that the Borrower has promised to pay Lender

7500.00 Dollars plus a finance charge of 2649.56 Dollars which the Borrower has promised to pay in full by August 10, 1988

- (F) Property... The property that is described below in the section entitled "Description Of The Property" will be called the "Property".

My Transfer To You Of Rights In The Property

On this date, because you loaned the Borrower the money for which the Borrower gave you the Note, I mortgage, grant and convey the Property to you, your successors and assigns, subject to the terms of this Mortgage.

- (A) the Borrower fails to pay all the amounts that the Borrower owes you as stated in the Note and any future advances made under Paragraph 17 of this Mortgage. (B) the Borrower fails to keep all of the other promises and agreements under the Note. (C) I fail to keep the promises and agreements which I make in this Mortgage.

This Mortgage secures any renewals, extensions, and or modifications of the Note.

Description Of The Property

- (A) The Property which I mortgage, grant, and convey to you, your successors and assigns, is located in Greenville County and has the following legal description:

ALL that piece, parcel or lot of land, situate and being in the State of South Carolina, County of Greenville, on the northeastern side of Don Drive and being known and designated as Lot No. 4 on plat of property of Donald E. Baltz, recorded in the RMC Office for Greenville County in Plat Book "Y" at Page 46, and having according to said plat, the following metes and bounds to wit:

BEGINNING at an iron pin on the notheastern side of Don Drive at the joint front corner of lots nos. 3 and 4, and running thence along said Drive N. 57-53 W. 75 feet to an iron pin; thence, along the the joint line of lots nos. 4 and 5 N 32-07 E. 150 feet to an iron pin; thence, S. 57-53 E. 75 feet to an iron pin; thence, along the joint line of lots nos. 3 and 4 S. 32-07 W. 150 feet to the point of beginning.

This being the same property conveyed to Daniel M. Penn by the Deed of Ellen B. Wofford recorded in the RMC Office for Greenville County in Deed Book 1068 at Page 357 recorded November 14, 1977.

This being the same property conveyed to the Grantors of this Mortgage by the Deed of Daniel M. Penn recorded in the RMC Office for Greenville County in Deed Book 1079 at Page 83, recorded on May 12, 1978.

The Property also includes the following:

- (B) All buildings and other improvements that are located on the property described in paragraph (A) of this section. (C) All rights in other property I have as owner of the property described in paragraph (A) of this section. (D) All rents or royalties from the property described in paragraph (A) of this section. (E) All mineral, oil and gas rights and profits, water, water rights and water stock that are part of the property described in paragraph (A) of this section. (F) All rights that I have in the land which lies in the streets or roads in front of, or next to, the property described in paragraph (A) of this section.