

# MORTGAGE

FILED  
AUG 12 11 20 AM '83  
GREENVILLE, S.C.  
RECORDED IN DEED BOOK 1168 PAGE 237

STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE.

FILED  
GREENVILLE, S.C.  
AUG 12 11 20 AM '83  
DONNIE R. HALEY  
R.H.C.

TO ALL WHOM THESE PRESENTS SHALL COME, I, DONNIE R. HALEY, R.H.C.,  
do hereby certify that the within and foregoing is a true and correct copy of the original as the same appears in the records of the County Clerk of the County of Greenville, South Carolina.

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

WHEREAS, the Mortgagor is well and truly indebted unto **BANKERS LIFE COMPANY**

, a corporation  
organized and existing under the laws of **IONA**, 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-FIVE THOUSAND EIGHT HUNDRED & NO/100**----- Dollars (\$ **35,800.00** ).

with interest from date at the rate of **TWELVE & ONE-HALF** per centum ( **12.50** % )  
per annum until paid, said principal and interest being payable at the office of

*Handwritten initials*

in  
or at such other place as the holder of the note may designate in writing, in monthly installments of -----  
**THREE HUNDRED EIGHTY-TWO & 34/100**----- Dollars (\$ **382.34** )  
commencing on the first day of **September**, 1983, and on the first day of each month thereafter until the prin-  
cipal 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 **August, 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, bar-  
gained, 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, with all improvements thereon, situate,  
lying and being in the Town of Simpsonville, Austin Township, Greenville County, South  
Carolina, being shown as Lot No. 142, on plat of Section II of WESTWOOD Subdivision  
prepared by Piedmont Engineers, Architects, dated September 16, 1970, and recorded in  
the REC Office for Greenville County in Plat Book 4-F at pages 44 and 45, and having,  
according to a more recent survey entitled 'Property of Melvin S. Stauffer and Lynda  
A. Stauffer, dated July 11, 1983, prepared by R. I. Bruce, R.L.S., the following metes  
and bounds, to-wit:

**BEGINNING** at an old iron pin on the northern side of Anglewood Drive, joint front  
corner of Lots 141 and 142 and running thence along the joint line of lots 141 and  
142 N. 32-10 W. 150.0 feet to an old iron pin; thence N. 57-50 E. 90.0 feet to an old  
iron pin, the joint line of Lots 142 and 143 S. 32-10 E. 150.0 feet to an old iron  
pin on the northern side of Anglewood Drive, joint front corner of Lots 142 and 143,  
running thence along the northern side of Anglewood Drive S. 57-50 W. 90.0 feet to an  
old iron pin, the point of beginning.

This being the same property conveyed to the Mortgagors herein by deed of Peter L. and  
Janet P. Dixon June 7, 1982, recorded in the REC Office for Greenville County, South  
Carolina June 8, 1982 in Deed Volume 1168 at page 237.

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 encum-  
brances 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.

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