

# MORTGAGE

This form is used in connection with mortgages insured under the National Housing Act.

STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE

FILED  
GREENVILLE CO. S.C.  
AUG 29 9 43 AM '83

Mortgagee's Address:

Operations Division  
Post Office Drawer F-20  
Florence, SC 29503

TO ALL WHOM THESE PRESENTS MAY CONCERN: SLEY  
DONALD R.M.C.

JIMMY DURANTE AND BETTY D. DURANTE

Greenville, South Carolina

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

WHEREAS, the Mortgagor is well and truly indebted unto BANKERS MORTGAGE CORPORATION

-----, a corporation  
organized and existing under the laws of SOUTH CAROLINA -----, 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 Fifty-four thousand eight hundred fifty & no/100ths  
----- Dollars (\$ 54,850.00 ),

with interest from date at the rate of thirteen and one-half per centum ( 13.50 %)  
per annum until paid, said principal and interest being payable at the office of  
Bankers Mortgage Corporation in Florence, South Carolina  
or at such other place as the holder of the note may designate in writing, in monthly installments of  
Six hundred twenty-eight & 58/100ths ----- Dollars (\$ 628.58 ),  
commencing on the first day of October, 19 83, 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 September 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 of that lot of land in the County of Greenville, State of  
South Carolina, in Austin Township, within the corporate limits of  
the City of Mauldin, being known and designated as Lot No. 135 of a  
subdivision known as Glendale, a plat of which is of record in the  
RMC Office for Greenville County in Plat Book QQ at pages 76 and 77,  
and having the following metes and bounds, to wit:

BEGINNING at a point on the southern side of Drury Lane at the  
joint front corner of Lots 134 and 135, and running thence with  
the southern side of Drury Lane, S 78-44 E, 100 feet to a point at  
the joint front corner of Lots 135 and 136; thence S 11-16 W,  
175 feet to a point at the joint rear corner of Lots 135 and 16;  
thence N 78-44 W, 100 feet to a point at the joint rear corner of  
Lots 134 and 135; thence N 11-16 E, 175 feet to the point of  
BEGINNING.

DERIVATION: Deed of Ira D. Pate and Sharon R. Pate recorded  
August 29, 1983 in Deed Book 105 at page 192 in the Greenville  
County RMC Office.

STATE OF SOUTH CAROLINA  
DOCUMENTARY  
STAMP  
TAX  
\$ 21.96

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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