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GREENVILLE S.C.  
SEP 8 4 22 PM '83  
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**MORTGAGE**

THIS MORTGAGE is made this 1st day of September 1983, between the Mortgagee, Ronald E. Corbin (herein "Borrower"), and the Mortgagee, Landbank Equity Corp., a corporation organized and existing under the laws of South Carolina whose address is 25 Woods Lake Road, Suite 420 Greenville, South Carolina 29607 (herein "Lender").

WHEREAS Borrower is indebted to Lender in the principal sum of U.S. \$ 7752.00 which indebtedness is evidenced by Borrower's note dated September 1, 1983 and extensions and renewals thereof (herein "Note"), providing for monthly installments of principal and interest, with the balance of indebtedness, if not sooner paid, due and payable on January 13, 1994;

TO SECURE to Lender the repayment of the indebtedness evidenced by the Note, with interest thereon; the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage; and the performance of the covenants and agreements of Borrower herein contained, Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of Greenville, State of South Carolina:

ALL that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, and being known and designated as Lot No. 212 of Section II, Rockvale Subdivision, and, according to a plat prepared of said Subdivision by J. Mac Richardson, R.L.S., in July, 1959, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book QQ, at Page 109, having the following courses and distances, to-wit:

BEGINNING at an iron pin on the edge of Burbank Court, joint front center of Lots Nos. 213 and 212, and running thence with the line of said lots, N. 5-46 E. 128 feet; thence S. 73-20 E. 122 feet; thence, N. 51-30 E. 52.7 feet, thence, S. 8-24 W. 128 feet to a point of the edge of Burbank Court; thence running with said street, N. 86-21 W. 151.4 feet to a point, the point of beginning.

This is the same lot conveyed to Ronald E. Corbin by Patricia Roberts Harris by deed dated October 17, 1977 and recorded November 4, 1977 in deed volume 1067 at page 970 in the RMC Office for Greenville County, South Carolina.

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
STAMP  
SEP-83 TAX \$03.12

which has the address of Route 5, 212 Burbank Court, Piedmont South Carolina 29673 (herein "Property Address");

TO HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances and rents, all of which shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are hereinafter referred to as the "Property." Borrower covenants that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, and that the Property is unencumbered, except for encumbrances of record. Borrower covenants that Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to encumbrances of record.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:  
1. Payment of Principal and Interest. Borrower shall promptly pay when due the principal and interest indebtedness evidenced by the Note and late charges as provided in the Note.  
2. Funds for Taxes and Insurance. Subject to applicable law or a written waiver by Lender, Borrower shall pay to Lender on the day monthly payments of principal and interest are payable under the Note, until the Note is paid in full, a sum (herein "Funds") equal to one-twelfth of the yearly taxes and assessments (including condominium and

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