



South Carolina National

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FILED

Mortgage

DEAN W. WILSON
DEAN W. WILSON
R.M.C.

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

} ss:

TO ALL WHOM THESE PRESENTS MAY CONCERN: TIMOTHY P. O'DELL AND DONNA K. HITE

Simpsonville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto South Carolina National Bank

a national banking organization, a corporation organized and existing under the laws of The United States of America, 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-Nine Thousand Seven Hundred Eighty and no/100 Dollars (\$ 39,780.00), with interest from date at the rate of Twelve and one-half per centum (12.50 %) per annum until paid, said principal and interest being payable at the office of South Carolina National Bank, Mortgage Loan Department, 101 Greystone Blvd., Room 260 in Columbia, South Carolina or at such other place as the holder of the note may designate in writing, in monthly installments of Four Hundred Twenty-Four & 56/100 Dollars (\$ 424.56), commencing on the first day of March, 1984, 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 February, 2014

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, situate in the County of Greenville, State of South Carolina being shown and designated as Lot 26, Maywood Drive as shown on a plat of Maywood Estates, which is recorded in the R. M. C. Office for Greenville County, South Carolina in Plat Book 4G at Page 103, and being further shown and described on a plat entitled "Property of Timothy P. O'Dell and Donna K. Hite" prepared by Carolina Surveying Co., R. B. Bruce, RLS, dated December 27, 1983 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a point on the southern edge of Maywood Drive joint front corner of Lots 26 and 27 being 537.9 feet more or less west of the intersection of Cash Drive and running thence along the joint line of Lots 26 and 27 S. 20-38 W. 276.3 feet to an old iron pin along property now or formerly of George E. Woods thence along property now or formerly of Woods S. 88-53 W. 130.0 feet to an old iron pin; thence running along the line of Lot 13 N. 28-15 W. 284.0 feet to an old iron pin at the joint rear corner of Lots 25 and 26; thence running along the joint line of Lots 25 and 26 N. 64-55 E. 272.02 feet to an iron pin along the southern edge of Maywood Drive, joint front corner of Lots 25 and 26;

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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 and interest on the indebtedness evidenced by the said note, at the times and in the manner therein 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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