

WHEN RECORDED MAIL TO

VOL 1695 PAGE 75

P.O. Box F-20  
Florence, South Carolina 29503

FILED  
GREENVILLE CO. S.C.  
DEC 18 10 36 AM '84  
DONNIE S. LAWRENCE  
R.M.C.

SPACE ABOVE THIS LINE FOR RECORDER'S USE

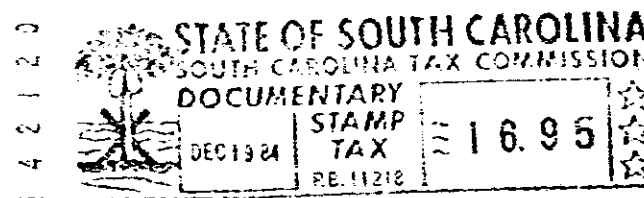
### MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on DECEMBER 18, 19 84. The mortgagor is LEONWOOD W. PINER, JR., AND NANCY C. PINER ("Borrower"). This Security Instrument is given to BANKERS MORTGAGE CORPORATION, which is organized and existing under the laws of SOUTH CAROLINA, and whose address is P.O. Drawer F-20 Florence, South Carolina ("Lender"). Borrower owes Lender the principal sum of FIFTY-SIX THOUSAND FIVE HUNDRED AND NO/100----- Dollars (U.S. \$ 56,500.00). This debt is evidenced by Borrower's note dated the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not paid earlier, due and payable on JANUARY 1, 2015. This Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and modifications; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in GREENVILLE County, South Carolina:

ALL that certain piece, parcel or lot of land, situate lying and being in the County of Greenville, State of South Carolina and being shown and designated as a 5.60 acre tract on a plat of Property of Leonwood W. Piner, Jr., and Nancy C. Piner recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 11-D at Page 61, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on Hammett Road, said point being 734.8 feet south of Brushy Creek Road and running thence with property of Richard R. Purdue N. 71-48 E. 823.2 feet to a point; thence running S. 22-25 E. 301.4 feet to a point; thence running S. 66-40 W. 581.5 feet to a point; thence running with Hammett Road N. 60-09 W. 90.5 feet to a point; thence continuing N. 69-07 W. 150 feet to a point; thence continuing N. 56-04 W. 100 feet to a point; thence continuing N. 32-00 W. 116 feet to the point of beginning.

Derivation: Deed Book 1229, Page 152 - E. Dade Gunning, et. al 12/19/84



which has the address of 636 Hammett Road [Street] Greer [City]  
South Carolina 29651 [Zip Code] ("Property Address");

TO HAVE AND TO HOLD such property 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, rents, royalties, mineral, oil and gas rights and profits, water rights and stock and all fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument 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 warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.

400 8 1801

00700

1328 W-2