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GREENVILLE CU. S. C.

Aug 15 2 43 PH '72

ELIZAGETH MODLE

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USDA-FHA Form: FHA 427-1 SC (Rev. 11-2-70)

R.H.C. REAL ESTATE MORTGAGE FOR SOUTH CAROLINA (INSURED LOANS TO INDIVIDUALS)

ENOW ALL MEN BY THESE PRESENTS, Dated August 11, 1972
WHEREAS, the understand James K. Babb

County, South Carolina, whose post office address County, South Carolina, whose post office address Route #1, Fountain Inn , South Carolina 2644 , , Sout <u>Greenville</u>

Date of Instrument

Principal Amount

Annual Rate of Interest

Due Date of Final Installment

August 11, 2012

August 11, 1972

\$30,500.00

5%

The last described 13.79 acres, as described, is subject to a mortgage held by Citizens Building and Loan Association, Greer, S.C. recorded in Mortgage Book 1184 at page 35, dated March 17, 1971 and having a current balance of \$6,637.07.

STATE OF SOUTH CAPOLITA COUNTY OF GENERALIES LOVE, THORNTON, ARNOLD & THOMASON THE DESCRIPTION OF SOUTH CAPOLITY OF GENERALIES THE LIFE OF THIS INTERMENT IS SATISFIED, THE DESCRIPTION OF AUTHORITY APPRAERIC, II.

WHEREAS, it is the purpose and intent of this instrument that, among other things, at all times when the note is held by the Government, or in the event the Government should assign the instrument without insurance of the note, this instrument shall secure payment of the note; but when the note is held by an insured lender, this instrument shall not secure payment of the note or attach to the debt evidenced thereby, but when the note and such debt shall constitute an indemnity mortgage to secure the Government against loss under its insurance endorsement by reason of any default by Borrower: benefits of such insurance in free thereof, and upon the Government's request will assign the more to

NOW, THEREFORE, in consideration of the loan(s) and (a) at all times when the note is held by the Government, or in the event the Government should assign this instrument without insurance of the payment of the note, to secure prompt payment of the note and any renewals and extensions thereof and any agreements contained therein, including any provision for the payment of an insurance or other charge, (b) at all times when the note is held by an insurance endorsement by reason of any default by Borrower, and (c) in any event and sawe harmless the Government against loss under its insurance endorsement by reason of any default by Borrower, and (c) in any event and at all times to secure the prompt payment of all advances and expenditures made by the Government, with interest, as hereinafter described, and the performance of every covenant and agreement of Borrower contained herein or in any supplementary agreement. Borrower does hereby great, bargain, sell, release, and assign unto the Government, with general warranty, the following property situated in the State of formula Condition of Condition of Conditions of Condi

South Carolina, County(ies) of Greenville ALL that lot of land in the State of South Carolina, County of Green-ville, near Ware Place, containing 62 acres, Bore or less, according to a plat prepared by Jones Engineering Service, dated May 29, 1972 and having, according to said plat, the following metes and bounds, to wit: BEGINNING at an iron pin on the Eastern edge of Slatton Shoals Road, thence crossing said Road, S. 57-11 W. 904 feet to an old stone; thence thence crossing said Road, S. 57-11 W. 904 feet to an old stone; thence N. 32-04 W. 414 feet to an iron pin near a branch; thence generally following the course of said branch as follows: S. 55-06 W. 76 feet; S. 43-10 M. 100 feet; S. 60-32 W. 60 feet; S. 63-12 W. 100 feet; S. 55-44 W. 100 feet; S. 28-03 E. 70 feet; N. 88-03 W. 153 feet; S. 71-31 W. 135 feet; N. 85-12 W. 141.1 feet; N. 13-16 E. 35 feet; S. 67-15 W. 102.6 feet; S. 8-11 W. 35 feet; thence leaving said branch, S. 53-11 W. 660 feet to an iron pin on the line of property of Berry; thence S. 2-52 E. 809 feet. to

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