

GREENVILLE CO. S. C.

JUN 1 4 55 PM

DONNIE S. TANKERSLEY
R.H.C.

MORTGAGE

BOOK 60 PAGE 533
PAGE 1359 PAGE 36

THIS MORTGAGE is made this 1st day of June, 1976, between the Mortgagor, PATTERSON-TAYLOR BUILDERS, INC. (herein "Borrower"), and the Mortgagee, GREER FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of SOUTH CAROLINA, whose address is 107 Church Street, Greer, South Carolina 29651 (herein "Lender").

WHEREAS Borrower is indebted to Lender in the principal sum of ---Thirty-Eight Thousand and No/100 (\$38,000.00)--- Dollars, which indebtedness is evidenced by Borrower's note dated June 1, 1976 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on December 1, 2005.

To Secure to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the property now or formerly of James M. McCorkle, N. 73-37 E. 119.3 feet to an iron pin at the corner of property now or formerly of Patterson-Taylor Builders, Inc.; thence with property now or formerly of Patterson-Taylor Builders, Inc., the following courses and distances: N. 35-18 E. 72 feet to an iron pin; thence N. 8-40 W. 61 feet to an iron pin at the joint rear corner of Lots 8 and 9; thence with the line of Lot 8 S. 72-03 E. 180.5 feet to an iron pin on the eastern side of Phillips Lane at the joint front corner of Lots 8 and 9 and thence with the eastern side of Phillips Lane S. 14-25 E. 100 feet to the point of beginning.

WITNESSES:

Mary J. Kelding
Suzanne H. Painter



6707

Greer Federal Savings & Loan Assoc.

which has the address of _____ (Street)
_____ (herein "Property Address");
(State and Zip Code)

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, rents, royalties, mineral, oil and gas rights and profits, water, water rights, and water stock, and all fixtures now or hereafter attached to the property, all of which, including replacements and additions thereto, 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 herein 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, that the Property is unencumbered, and that Borrower will warrant and defend generally the title to the Property against all claims and demands, subject to any declarations, easements or restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

SOUTH CAROLINA—1 to 4 Family—6/75—FNMA/FHLC UNIFORM INSTRUMENT

FILED
GREENVILLE CO. S. C.
AUG 20 1976