

P. O. Box 10797
Greenville, SC 29603

2-1977

FILED
GREENVILLE CO. S. C.
MAY 2 4 09 PM '83
DONNIE S. TANKERSLEY
R.M.C.

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MORTGAGE (Construction)

THIS MORTGAGE is made this 29th day of April, 1983, between the Mortgagor, Palmetto Builders, Inc., (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 1500 Hampton Street, Columbia, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Forty-five Thousand, Six Hundred, Twenty-five & No/100 Dollars or so much thereof as may be advanced, which indebtedness is evidenced by Borrower's note dated April 29, 1983, (herein "Note"), to said plat being made for a more complete description thereof.

THIS being the same property conveyed to the mortgagor herein by deed of Suresh B. Dhruva and Bharati S. Dhruva, of even date, to be recorded herewith.

Satisfactions: Jim S. [unclear]
PAID AND FULLY SATISFIED

This 12 Day of July, 1983
South Carolina Federal Savings & Loan Assn.

William Campbell [unclear]
WITNESS *[unclear]*
Karen M. Blackston

Derivation:

which has the address of Lot 50, Rockcrest Drive, Terrace Gardens, Taylors,
S. C. 29687 (herein "Property Address");
[Street] [City] [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, all fixtures now or hereafter attached to the property, and all appliances, building materials, and other moveables placed in or upon the property if the same were paid for, or were intended to be paid for, from the proceeds of this loan, 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 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 demand, 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.

400 3 34871A01

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP TAX
18.28

OCT 6 4 47 PM '83
FILED
GREENVILLE S.C.
1983

