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2-1977

FILED GREENVILLE CO. S. C.

MAR 16 11 44 AM '83

DONNIE S. TANKERSLEY R.M.C.

MORTGAGE (Construction)

THIS MORTGAGE is made this 16th day of March 1983, between the Mortgagor, Premier Investment Co., 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 Fifty-nine thousand nine hundred fifty and no/100 (59,950.00) Dollars or so much thereof as may be advanced, which indebtedness is evidenced by Borrower's note dated March 16, 1983, (herein "Note"),

Being a portion of the property conveyed by Lowell S. Cross by deed recorded in Deed Book 1140 at page 915 on January 16, 1981.

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FILED GREENVILLE CO. S. C. MAR 16 1983 DONNIE S. TANKERSLEY R.M.C.

STATE OF SOUTH CAROLINA SOUTH CAROLINA TAX COMMISSION DOCUMENTARY STAMP TAX 24.00

FEB 10 1984 PAID AND FULLY SATISFIED

This 25 Day of May 1983 South Carolina Federal Savings & Loan Assn.

Witness: [Signatures] John G. Cheroz, Attorney

Derivation:

Cancelled Donnie S. Tankersley R.M.C.

which has the address of Lot 9, Northridge Rd. Greenville South Carolina (herein "Property Address");

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.

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