

REAL ESTATE MORTGAGE FOR SOUTH CAROLINA  
(INSURED LOANS TO INDIVIDUALS)

KNOW ALL MEN BY THESE PRESENTS, Dated April 13, 1966  
WHEREAS, the undersigned Elias E. Taylor and Mary L. Taylor

residing in Greenville County, South Carolina, whose post office address is  
Route 3 Pelzer South Carolina, herein called "Borrower,"  
are (is) justly indebted to the United States of America, acting through the Farmers Home Administration, United States Department of Agriculture,  
herein called the "Government," as evidenced by a certain promissory note, herein called "the note," dated April 13 1966  
for the principal sum of Five Thousand and No/100 Dollars (\$ 5,000.00),  
with interest at the rate of five percent (5%) per annum, executed by Borrower and payable to the order of the

Government in installments, as specified therein, the final installment being due on April 13, 1986, which note authorizes acceleration of the entire indebtedness at the option of the Government upon any default by Borrower; and  
WHEREAS, the note evidences a loan to Borrower in the principal amount specified therein, made with the purpose and intention that the Government, at any time, may assign the note and insure the payment thereof pursuant to the Consolidated Farmers Home Administration Act of 1961, or Title V of the Housing Act of 1949; and  
WHEREAS, when payment of the note is insured by the Government, it may be assigned from time to time and each holder of the insured note, in turn, will be the insured lender; and  
WHEREAS, when payment of the note is insured by the Government, the Government will execute and deliver to the insured lender along with the note an insurance endorsement insuring the payment of the note fully as to principal and interest; and  
WHEREAS, at all times when payment of the note is insured by the Government, the Government by agreement with the insured lender set forth in the insurance endorsement will be entitled to a specified portion of the interest payments on the note, to be designated the "annual charge"; and  
WHEREAS, a condition of the insurance of payment of the note will be that the holder will forego his rights and remedies against Borrower and any others in connection with said loan, as well as any benefit of this instrument, and will accept the benefits of such insurance in lieu thereof, and upon the Government's request will assign the note to the Government; and

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 as to 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;

NOW, THEREFORE, in consideration of said loan 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 to indemnify and save 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 grant, bargain, sell, release, and assign unto the Government, with general warranty, the following property situated in the State of South Carolina, County(ies) of Greenville

ALL that piece parcel or lot of land with the buildings and improvements thereon situate lying and being in Oaklawn Township, Greenville County, State of South Carolina being shown and designated as Tract No. 3 of the property of F. T. Epps, containing 3.08 acres more or less according to a survey on plat made by J. Coke Smith & Son on March 17, 1948, recorded in the RMC Office for Greenville County, South Carolina in Plat Book T, Page 40 which having according to a more recent plat entitled property of Elias E. Taylor and Mary L. Taylor dated February 7, 1966, made by C. O. Riddle, Reg. L. S., recorded in the RMC Office for Greenville County, South Carolina in Plat Book MMM, Page 26, and having according to the last mentioned plat the following metes and bounds to wit:

BEGINNING at an iron pin in the center of Old Georgia Road at the corner of Tract No. 2 S. 55-20 E., 724.6 feet to an iron pin; thence N. 9-00 W., 350.4 feet to an iron pin; thence N. 63-10 W., 439.3 feet to an iron pin in the center of Old Georgia Road; thence along the center of Old Georgia Road s. 49-15 W., 147.84 feet to a bend in said road; thence still with the center of said road S. 46-20 W., 51.48 feet to the point of beginning.

This being the same property conveyed to the mortgagors by deed of Olin J. Coker and Mary G. Coker dated April 13, 1966, to be recorded herewith.

FOR SATISFACTION TO THIS MORTGAGE SEE  
SATISFACTION BOOK 15 PAGE 41

RECORDED AND CANCELLED OF RECORD  
3 DAY OF April 1973  
Hannie S. Tankersley  
R.M.C. FOR GREENVILLE COUNTY S. C.  
AT 12:50 O'CLOCK P.M. NO. 27951