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MORTGAGE

1000-183

CONNIE S. TANNERSLEY
THIS MORTGAGE is made this 7 day of January, 1974,
between the Mortgagor, Selwyn L. Presnell and Jo Ann B. Presnell
(herein "Borrower"),
and the Mortgagee, C. Douglas Wilson & Co., a corporation
organized and existing under the laws of the State of South Carolina,
whose address is Greenville, S. C. (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty Six Thousand Four Hundred and No/100 Dollars, which indebtedness is evidenced by Borrower's note of even date herewith (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on February 1, 2004

To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein contained, and (b) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 21 hereof (herein "Future Advances"), Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of Greenville, State of South Carolina:

ALL that piece, parcel or lot of land with all buildings and improvements thereon situate, lying and being on the northwestern corner of the intersection of McKinney Lane with Bridgewater Drive in Butler Township, Greenville County, South Carolina being shown and designated as Lot No. 311 as shown on a plat of Botany Woods, Sector VII made by Piedmont Engineering Company dated June, 1962 recorded in the RMC Office for Greenville County, S.C. in Plat Book YY, pages 76 and 77, reference to which is hereby craved for the metes and bounds thereof.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FOR VALUE RECEIVED, C. DOUGLAS WILSON & CO. hereby assigns, transfers and sets over to PHILADELPHIA SAVING FUND SOCIETY, the within mortgage and the note which the same secures, without recourse. Dated this 27th day of March, 1974

IN THE PRESENCE OF:

C. DOUGLAS WILSON & CO.

24630

Handwritten signature

Handwritten signature

Carolyn G. Reeves
Assistant Secretary

JOHN M. DILLARD, P.A.



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 in the event this Mortgage is on a leasehold) are herein referred to as the "Property".

Borrower covenants that Borrower is lawfully seised 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 easements and restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. Payment of Principal and Interest. Borrower shall promptly pay when due the principal of and interest on the indebtedness evidenced by the Note, prepayment and late charges as provided in the Note, and the principal of and interest on any Future Advances secured by this Mortgage.

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