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OGNAL STANKERSLEY

MORTGAGE

WITH DEFFERED INTEREST AND INCREASING MONTHLY INSTALLMENTS

This form is used in connection with mortgages insured under the one- to four-family provisions of the National Housing Act.

STATE OF SOUTH CAROLINA, COUNTY OF GREENVILLE

Charter Loan No. 701824

TO ALL WHOM THESE PRESENTS MAY CONCERN: Joey Homer Evans and Betty Davis Evans

Greenville County, South Carolina , hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto Charter Mortgage Company

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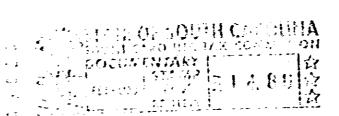
shall be due and payable on the first day of February, 2010

, a corporation organized and existing under the laws of State of Florida , hereinalter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of THIRTY-SEVEN THOUSAND and 00/100--------- Dollars (\$ 37,000.00 ), with interest from date at the rate 📆) per annum until paid, said principal of eleven and one-half----- per centum ( 11 1/2 and interest being payable at the office of Charter Mortgage Company, PO Box 10316, in Jacksonville, Florida 32207 or at such other place as the holder of the note may designate in writing, in monthly installments XX ACCORDING TO SCHEDULE ATTACHED TO SAID NOTE , 19 80, and on the first day of each month thereafter until commencing on the first day of March the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid,

NOW, KNOW ALL MEN. That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagoe, and also in consideration of the further sum of Three Dollars (\$3) to the Mortgagor in hand well and truly paid by the Mortgagoe at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell, and release unto the Mortgagoe, its successors and assigns, the following-described real estate situated in the County of Greenville, State of South Carolina:

ALL that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 146, as shown on a plat of the subdivision of PEPPERTREE, Section II, which is recorded in the Office of the R.M.C. for Greenville County, S.C. in plat book 4-R at page 19, as revised by plat recorded in plat book 4-X at page 3.

THIS is the same property conveyed to the mortgagors by Donald E. Baltz, Inc. by deed of even date herewith to be recorded.



\*\* DEFFERAL OF INTEREST MAY INCREASE THE PRINCIPAL BALANCE TO \$ 39,694.74

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor covenants and agrees as follows:

1. That he will promptly pay the principal of and interest on the indebtedness evidenced by the said note, at the times and in the manner therein provided. Privilege is reserved to pay the debt in whole, or in an amount equal to one or more monthly payments on the principal that are next due on the note, on the first day of any month prior to maturity; provided, however, that written notice of an intention to exercise such privilege is given at least thirty (30) days prior to prepayment.

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