

MORTGAGE

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 } ss:

FILED
GREENVILLE CO. S. C.

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BOOK 1599 PAGE 7

TO ALL WHOM THESE PRESENTS MAY CONCERN: DONNIE S. TANNERSLEY
R.M.C.

CARLTON L. CHANDLER, III and MARIA S. CHANDLER
Greenville County, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto ALLIANCE MORTGAGE COMPANY

, a corporation
organized and existing under the laws of the State of Florida
hereinafter
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-eight thousand seven hundred fifty and
no/100----- Dollars (\$ 38,750.00).

with interest from date at the rate of twelve per centum (12.00 %)
per annum until paid, said principal and interest being payable at the office of Alliance Mortgage Company
in Jacksonville, Florida

at such other place as the holder of the note may designate in writing, in monthly installments of Three hundred
ninety-eight and 74/100----- Dollars (\$ 398.74),
commencing on the first day of May, 1983, and on the first day of each month thereafter until the prin-
cipal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable
on the first day of April, 2013

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof
to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) to the Mortgagor in hand well and truly paid by
the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bar-
tered, sold, and released, and by these presents does grant, bargain, sell, and release unto the Mortgagee, 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 Greenville
County, State of South Carolina in the City of Simpsonville, being known and
designated as Lot #102 and a portion of Lot #101, Sheet 2, Section 2 of Westwood
South Subdivision as shown on a plat prepared by Piedmont Engineers, Architects and
Planners, recorded in the RMC Office of Greenville County, South Carolina in Plat
Book 7-C at Page 66; being further shown on a plat prepared by J. L. Montgomery, III,
RLS, dated February 22, 1983, said plat being recorded in the RMC Office for
Greenville County, South Carolina in Plat Book 9J at Page 85 and having
according to said plat the following metes and bounds, to-wit: BEGINNING at an iron
pin on Willow Branch Drive and running thence along the right-of-way of Willow Branch
Drive N. 13-58 W. 62.0 feet to a iron pin placed; thence N. 13-59 E. 34.76 feet to an
iron pin placed; thence along the right-of-way of Found Wood Drive N. 77-56 E. 125.19
feet to an iron pin placed; thence S. 13-58 E. 82.1 feet to an iron pin placed;
thence S. 76-02 W. 150 feet to an iron pin placed on the right-of-way of Willow
Branch Drive, the point of beginning.

This being the same property conveyed to the mortgagor herein by deed of Shelley
Realty and Construction Company, Inc. to be recorded herewith.

This conveyance is made subject to the Restrictive Covenants affecting Section 2,
Sheet 2 of Westwood South Subdivision, said restrictive covenants being recorded in
the RMC Office for Greenville County, South Carolina in Deed Volume 1113 at Page 115.
This conveyance is also made subject to any building setback lines, rights-of-way and
easements which would affect the above described property.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident
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 encum-
brances 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 an interest on the indebtedness evidenced by the said note, at the times and in the
manner herein 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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