

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

JUL 14 12 13 PM '66  
GREENVILLE CO. S. C.

KNOW ALL MEN BY THESE PRESENTS, Dated July 14, 1966  
WHEREAS, the undersigned Jack R. Grumbles and Mable R. Grumbles

residing in Greenville County, South Carolina, whose post office address is  
Route 3, Travelers Rest 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 July 14  
1966, for the principal sum of Nine Thousand Two Hundred and No/100  
Dollars (\$ 9,200.00 ), 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 July 14, 1999,  
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, when payment of the note is insured by the Government, the Government by agreement with the insured lender set forth in the  
insurance endorsement may 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 endorse-  
ment 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 and any agreements contained therein, (b) at all times when the note is held by an insured lender, to  
secure performance of Borrower's agreement herein to indemnify and save harmless the Government against loss under its insurance endorse-  
ment 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 ex-  
penditures 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 certain piece, parcel or lot of land situate, lying and being  
in Bates Township, Greenville County, State of South Carolina shown and  
designated as Lot 6-A on plat of Property of Jeanne Grumbles prepared  
by Terry T. Dill, dated November 1964, recorded in the RMC Office for  
Greenville County, S. C. in Deed Book 763, at page 532 and having  
according to said plat the following metes and bounds:

BEGINNING at an iron pin in Benson Road at the joint corner of Lots  
Nos. 5 and 6-A and running thence with the line of Lot No. 5 N. 9-30  
W. 150 feet to an iron pin at the joint rear corner of Lots Nos. 6-A  
and 6-B; thence with the line of Lot 6-B S. 81-45 W. 100 feet to an  
iron pin on the eastern edge of a 20 foot strip reserved for roadway  
purposes; thence with the eastern edge of said 20 foot strip S. 9-30  
E. 150 feet to an iron pin in Benson Road; thence running approximately  
with the center line of Benson Road N. 81-45 E. 100 feet to the point  
of beginning.

This being the same property conveyed to the mortgagors by deed of  
Jeanne H. Grumbles dated December 22, 1964 and recorded in the RMC  
Office for Greenville County, S. C. in Deed Book 763, Page 531.

Sat. BK 229-1255  
# 3748  
01-17-2001