

GREENVILLE CO. S. C.

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

BOOK 1089 PAGE 177

AUG 26 3 15 PM 1966

KNOW ALL MEN BY THESE PRESENTS, Dated August 26, 1966

WHEREAS, the undersigned Frank Wayne Pearson and Lois B. Pearson

residing in Greenville County, South Carolina, whose post office address is Route 3, Graer, 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 August 26, 1966, for the principal sum of Nine Thousand Five Hundred and No/100 Dollars (\$ 9,500.00), 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 August 26, 1991, 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 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 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 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 in Highland Township, Greenville County, State of South Carolina about one fourth mile west from Few's Chapel Church, lying on the South side of the Few's Bridge Road, and being bounded on the North by the said road and lands of, now or formerly, A. L. Cannon, on the East by lands of, now or formerly, A. B. Cannon on the South by lands of, now or formerly, Harold Few, on the West by lands of, now or formerly, Harold Few, and being the same property conveyed to Burnett M. Cannon by deed of A. C. Rollins dated June 10, 1950 recorded in the RMC Office for Greenville County, S. C. in Deed Book 412, Page 531, and having the following metes and bounds; to-wit:

BEGINNING at an iron pin in the southern edge of the Few's Bridge Road, being the joint corner of, now or formerly, A. L. Cannon, now or formerly, Harold Few, and the land being mortgaged, and runs thence with said Harold Few's line S. 17-30 E. 810.5 feet to an iron pin in

SATISFIED AND CANCELLED OF RECORD  
7<sup>th</sup> DAY OF July 1983  
Wannia J. Tankersley  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 2:58 O'CLOCK P. M. NO. 707

FOR SATISFACTION TO THIS MORTGAGE SEE

SATISFACTION BOOK 81 PAGE 721