

MORTGAGE

GREENVILLE CO. S.C.

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

STATE OF SOUTH CAROLINA, }  
COUNTY OF GREENVILLE } ss:

MAR 19 4 06 PM '84  
DONNIE S. TANKERSLEY  
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

RAYMOND E. DUNCAN & NANCY T. DUNCAN of  
GREENVILLE, SOUTH CAROLINA, 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 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-Six Thousand Five Hundred & No/100-----  
-----Dollars (\$36,500.00-----).

with interest from date at the rate of Eleven & One-Half-----per centum (-----11.5%)  
per annum until paid, said principal and interest being payable at the office of Alliance Mortgage Company,  
P. O. Box 16627 in Greenville, S. C. 29607  
or at such other place as the holder of the note may designate in writing, in monthly installments of Four Hundred  
Twenty-Six & 69/100-----Dollars (\$ 426.69-----),  
commencing on the first day of May, 1984, 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, 1999.

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-  
gained, 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 those certain pieces, parcels or lots of land situate, lying and being  
in the County of Greenville, State of South Carolina, being known and  
designated as Lots 44, 45, 46 and 47 on plat of Enoree Heights, recorded  
in the RMC Office for Greenville County in Plat Book QQ at Page 54 and 55,  
and having, according to recent plat entitled "Property of Nancy Duncan and  
Raymond Duncan" prepared by Freeland and Associates on January 18, 1984,  
and recorded in the RMC Office for Greenville County in Plat Book 101  
at Page 52, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the north side of Mountain View Avenue  
at the joint front corner of Lots 43 and 44 and running thence along the  
common line of said lots N. 24-43 W., 199.69 feet to an iron pin at the  
joint rear corner of Lots 43, 44, 47 and 48; thence along common line of  
Lots 47 and 48 N. 24-40 W., 170.77 feet to an iron pin on the south side of  
Blue Ridge Drive; thence along the south side of Blue Ridge Drive N. 82-36 E.,  
54.80 feet to an iron pin; thence N. 82-20 E., 99.82 feet to an iron pin;  
thence N. 70-27 E., 145.15 feet to an iron pin at the curve at the intersection  
of Blue Ridge Avenue and Carol Dean Circle; thence with said curve  
S. 61-35 E., 42.40 feet to an iron pin on the west side of Carol Dean  
Circle; thence along the west side of Carol Dean Circle S. 16-05 E., 93.0  
feet to an iron pin; thence S. 3-18 E., 74.14 feet to an iron pin; thence  
S. 10-55 W., 94.40 feet to an iron pin at the curve at the intersection of  
Carol Dean Circle and Mountain View Avenue; thence with said curve S. 38-07 W.,

(CONTINUED ON LAST PAGE)

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 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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