

1500 Hampton Street
Columbia, South Carolina 29202

FEB 28 4 07 PM '80
DONNIE S. TANNERSLEY
R.M.C.

BOOK 1496 719

BOOK 71 PAGE 872

MORTGAGE (Construction—Permanent)

THIS MORTGAGE is made this 28th day of February, 1980, between the Mortgagor, Michael G. Putnam and Janice F. Putnam, (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 1500 Hampton Street, Columbia, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Seventy-Five Thousand Four Hundred Fifty and No/100 (\$75,450.00) Dollars or so much thereof as may be advanced, which indebtedness is evidenced by Borrower's note dated February 28, 1980, (herein "Note").

BEGINNING at an iron pin on the Eastern side of Pebble Creek Way, at the joint front corner of Lots Nos. 9 and 10, and running thence with the joint line of said lots N. 67-10 E. 124.61 feet to an iron pin; running thence S. 35-56 E. 106.33 feet to an iron pin at the joint rear corner of Lots Nos. 10 and 11; running thence with the joint line of said lots S. 72-17 W. 153.33 feet to an iron pin on the Eastern side of Pebble Creek Way; running thence with the Eastern side of said Way N. 20-17 W. 90 feet to an iron pin, point of beginning.

This is the identical property conveyed to the Mortgagors herein by Deed of Pebblepart, Ltd., a South Carolina Limited Partnership, recorded simultaneously herewith. Book 1496 Page 719

WITNESSES: Debra Barber
Janice F. Putnam
S.C. 29637 (herein "Property Address") 5099
AUG 19 1980

TO HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water, water rights, and water stock, and all fixtures now or hereafter attached to the property, all of which, including replacements and additions thereto, shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are herein referred to as the "Property."

Borrower covenants that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage, grant, and convey the Property, that the Property is unencumbered, and that Borrower will warrant and defend generally the title to the Property against all claims and demands, subject to any declarations, easements, or restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

SOUTH CAROLINA—Title Family—673—UNIFORM INSTRUMENT (with amendments adding Para. 16)

WILLIAM B. JAMES
Attorney at Law

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