CONTRACTOR OF THE PARTY OF THE

GREEN FILED CO.S.C.

HER 27 11 02 AH 182

BONNER MANAGERSLEY

## **MORTGAGE**

THIS MORTGAGE is made this 19_82, between the Mortgagor,	24th	day of				April		
	MICHAEL	L.	FAIR	and	JUĎY	н.	FAIR	<u>-</u>
		. (he	erein "B	orrov	ver"), ar	nd th	ie Mortgagee, <b>¥¥x⊗t</b>	КХЖХХ
XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX	KKKKKOKKK	ΧXX	<b>XXXXX</b>	кужу	፠፞፞፞፞፞፞፞፞፞፞፞፞፞፞፠፞፞	<b>XXX</b>	<i>፠ቔቔጞቜጜዂጜ</i> ቚጚቘ <i>ጜ</i> ቒዄ	XXXXXX
KKY KEK KEKE KEKEKEKEKEKE	KKKKKKKKKKKKKKKKKKKKKKKKKKKKKKKKKKKKKK	<b>888</b>	<b>XXX</b> 9X	xxx	<b>XXXXX</b>	XX	жу <i>как</i> ихожения	XXXXXXX
CMXXXXXX JAMES R. TRAMM	ELL, of	Gre	envil	le,	South	Ca	rolina, herei	n
"Lender."							· · · · · · · · · · · · · · · · · · ·	_
WHEREAS, Borrower is indebted	l to Lender in	ı the	e princij	pal su	m of 🖃	<u>F</u>	<u>ifty-five thou</u>	ısand
and $00/100$ (\$55,00	<u>00.00)</u>	Dol	lars, wh	ich in	ıdebtedi	ness	is evidenced by Bor	rrower's
note dated	, (herein "	No	le"), pro	vidin	g for mo	onth	ly installments of p	rincipal
and interest, with the balance of thetothe. terms; of the no	e indebtedne te of eve	ss, i	fnotso date h	oner j iere	oaid,du with.	e an	d payable on _ <b>acc</b> (	ording

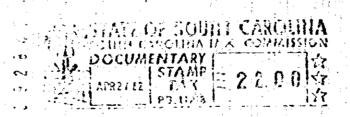
TO SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein contained, and (b) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 21 hereof (herein "Future Advances"), Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of \_\_\_\_\_\_\_\_, State of South Carolina.

All that piece, parcel or lot of land, with all improvements thereon or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Paris Mountain Township, known as a portion of Lot 25 as shown on plat entitled H. M. Spears, being a revision of Lot 25 of Nabors & Bridges Property in Plat Book O at Page 195, and having, according to the first mentioned plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Long Forest Drive and running thence N. 27-03 W. 448.7 feet to an iron pin; thence S. 32-06 W. 300.7 feet to an iron pin; thence S. 51-44 E. 346.3 feet to the northern side of said Drive; thence along said Drive N. 53-21 E. 115.6 feet to the point of beginning.

This conveyance is subject to all easements, restrictions and rights of ways, which may effect the subject property, if any.

This is the same property conveyed to the Mortgagors herein by deed dated April 24, 1982, from James R. Trammell recorded in the RMC Office of Greenville County in Deed Book 1/65, at Page 969.



which has the address of 56 Long Forest Drive, Greenville, South Carolina (Street)

(State and Eip Code) (herein "Property Address");

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 seised 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 - 1 to 4 Family-6/75-FNMA/FHLMC UNIFORM INSTRUMENT (with amendment adding Para. 24)

5,00 s 33621801