

USDA-FmHA
Form FmHA 427-1 SC
(Rev. 10-12-78)

GREENVILLE CO. S. C.

Position 5

1474 10 408

REAL ESTATE MORTGAGE FOR SOUTH CAROLINA

OGNIE TRAVELERSLEY R.M.C. Cynthia W. Goodman

THIS MORTGAGE is made and entered into by _____

residing in Greenville County, South Carolina, whose post office address is

Rte. 6, Box 304, Fernleaf Dr., Travelers Rest, South Carolina 29690

herein called "Borrower," and:

WHEREAS Borrower is 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 one or more promissory note(s) or assumption agreement(s), herein called "note," which has been executed by Borrower, is payable to the order of the Government, authorizes acceleration of the entire indebtedness at the option of the Government upon any default by Borrower, and is described as follows:

<u>Date of Instrument</u>	<u>Principal Amount</u>	<u>Annual Rate of Interest</u>	<u>Due Date of First Installment</u>
23 July 1979	\$9,580.00	9%	8/1/12

And the note evidences a loan to Borrower, and the Government, at any time, may assign the note and insure the payment thereof pursuant to the Consolidated Farm and Rural Development Act, or Title V of the Housing Act of 1949.

And 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 this instrument without insurance of the note, this instrument shall secure payment of the note; but when the note is held by an insured holder, 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 contract by reason of any default by Borrower.

NOT, THEREFORE, in consideration of the loan(s) 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, including any provision for the payment of an insurance or other charge, (b) at all times when the note is held by an insured holder, to secure performance of Borrower's agreement herein to indemnify and save harmless the Government against loss under its insurance contract 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 of Greenville:

ALL that certain piece, parcel, or lot of land, situate, lying and being in the State of South Carolina, County of Greenville and being known and designated as Lot 91 of Sunny Slopes Subdivision, Section One, according to a plat prepared of said subdivision by C. O. Riddle, Surveyor, dated February 8, 1971 and recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 4R, at Page 3, to which said plat reference is craved for a more complete description.

This being the same property conveyed to Mortgagor herein by deed of James K. & Thelma S. Johnson dated 23 July 1979 and recorded 24 July 1979 in the RMC Office for Greenville County in Deed Book 1107 Page 527.

This mortgage is of the same and equal rank with the previous mortgage to Mortgagee dated 5-26-75 and recorded in REM Book 1340 at page 33.

Address of Mortgagee: Post Office Box 10044, Federal Station
Greenville, South Carolina 29603

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