

Security Federal MORTGAGE

FILED
GREENVILLE CO S. C. BOOK 1598 PAGE 732
MAR 22 11 20 AM '83
DONNIE S. TANNERLEY
R.M.C.

THIS MORTGAGE is made this 16th day of March
19 83 between the Mortgagor, John P. Stogner

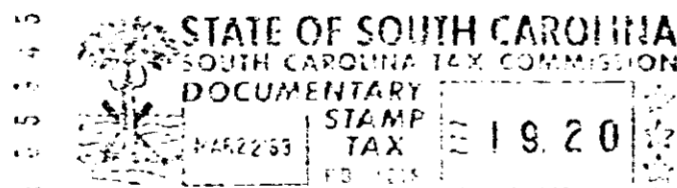
..... (herein "Borrower"), and the Mortgagee,
Security Federal Savings and Loan Association of South Carolina, a corporation organized and existing under the laws of the
United States, whose address is 1233 Washington Street, Columbia, South Carolina, 29201 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Forty-Eight Thousand and 00/100 (\$48,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated..... (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on April 1, 1998

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 Greenville
State of South Carolina:

All that lot, certain piece, parcel, or lot of land with improvements thereon, lying and being in the County of Greenville, Simpsonville, State of South Carolina consisting of 7.27 acres and being bounded on the North by Harts Lane, on the East by lands of W. H. Hart, on the South by lands of Baldwin, and on the West by lands of Mrs. D. C. Stogner and being more particularly described as to courses and distances by a plat of survey prepared by C. O. Riddle, RLS 134, dated March 1, 1983, and titled "Survey for John P. Stogner" of record in R.M.C. Office for Greenville County in Plat Book 9-0 at Page 49, the said plat being incorporated herein by reference.

This is a portion of property conveyed to Mortgagor herein by deed dated April 20, 1960 of record in Deed Book 649 at Page 181, and by deed dated January 5, 1962 of record in Deed Book 689 at Page 503, both in the R.M.C. Office for Greenville County.



which has the address of Route 4 Harts Lane....., Simpsonville.....
[Street] [City]
S.C. 29360..... (herein "Property Address");
[State and Zip Code]

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.

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