

FILED
GREENVILLE CO. S.C.

JAN 5 3 15 PM '84

MORTGAGE

DONALD C. WATKINS
R.M.C.

THIS MORTGAGE is made this 5th day of January 1984, between the Mortgagor, s... Brad M. Simpson and Angela M. Simpson (herein "Borrower"), and the Mortgagee, The Palmetto Bank, a corporation organized and existing under the laws of South Carolina, whose address is 470 Haywood Road, Greenville, South Carolina 29606 (herein "Lender").

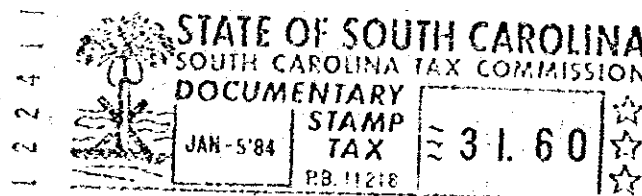
WHEREAS, Borrower is indebted to Lender in the principal sum of Seventy Nine Thousand and 00/100 Dollars (\$79,000.00). Dollars, which indebtedness is evidenced by Borrower's note dated January 5, 1984 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on February 1, 2014

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 certain piece, parcel or lot of land, situate, lying and being in the County of Greenville, State of South Carolina, and being known and designated as Lot 3, Northwood Sub-division, Section 3, according to a plat prepared of said subdivision by Piedmont Surveyors, dated May 26, 1983, which said plat is recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 9-F, at Page 90, and to which reference is hereby made for a more particular description.

This is the same property conveyed to the Mortgagors herein by deed of Carolina Builders of S.C., Inc., to be recorded herewith.

Map Reference No.: 11(276) 541.6-1-66



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which has the address of 228 Bendingwood Circle, Taylors, South Carolina 29687 (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".

6.0001

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.

0.864

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