

17769  
USDA-FHA  
Form FHA 427-1 S. C.  
(Rev. 10-11-67)

JUL 28 11 23 AM Position 6

BOOK 1115 PAGE 475  
BOOK 20 PAGE 297

REAL ESTATE MORTGAGE FOR SOUTH CAROLINA  
(INSURED LOANS TO INDIVIDUALS)

KNOW ALL MEN BY THESE PRESENTS, Dated January 28, 1969  
WHEREAS, the undersigned Jasper Thomason

residing in Greenville County, South Carolina, whose post office address is  
Route #2, Greenville South Carolina 29607, herein called "Borrower,"  
are (is) justly 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 a certain promissory note, herein called "the note," dated  
January 28, 1969, for the principal sum of Fourteen Thousand, Twenty and No/100

Dollars (\$ 14,020.00), with interest at the rate of Five percent (5 %) per annum, executed by Borrower  
and payable to the order of the Government in installments as specified therein, the final installment being due on January 28, 2009  
which note authorizes acceleration of the entire indebtedness at the option of the Government upon any default by Borrower; and

WHEREAS, the note evidences a loan to Borrower in the principal amount specified therein, made with the purpose and intention that  
the Government, at any time, may assign the note and insure the payment thereof pursuant to the Consolidated Farmers Home Administration  
Act of 1961, or Title V of the Housing Act of 1949; and

WHEREAS, when payment of the note is insured by the Government, it may be assigned from time to time and each holder of the insured  
note, in turn, will be the insured lender; and

WHEREAS, when payment of the note is insured by the Government, the Government will execute and deliver to the insured lender along  
with the note an insurance endorsement insuring the payment of all amounts payable to the insured lender in connection with the loan; and

WHEREAS, when payment of the note is insured by the Government, the Government by agreement with the insured lender set forth in the  
insurance endorsement may be entitled to a specified portion of the payments on the note, to be designated the "annual charge"; and

WHEREAS, a condition of the insurance of payment of the note will be that the holder will forego his rights and remedies against Borrower  
and any others in connection with said loan, as well as any benefit of this instrument, and will accept the benefits of such insurance  
lies thereof, and upon the Government's request will assign the note to the Government; and

WHEREAS, 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 the instrument without insurance of the note, this instrument shall secure payment of the note,  
but when the note is held by an insured lender, 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 endor-  
ment by reason of any default by Borrower.

NOW, THEREFORE, in consideration of said loan 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 lender, to secure performance of Borrower's agreement herein to indemnify and  
save harmless the Government against loss under its insurance endorsement 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(ies) of Greenville

All that piece, parcel or lot of land in Butler Township, Greenville  
County, State of South Carolina, lying on the northerly side of  
Roper Mountain Road and being known as Tract No. 3 in property of  
the estate of Chas. C. Thomason as shown on a plat of the property  
made by J. Mac Richardson, Reg. Land Surveyor, in December, 1952,  
which said plat is recorded in Plat Book Y, Page 110. The tract  
of land being here conveyed begins at a nail in center of the  
Roper Mountain Road at joint corners of tracts numbers 3 and 4 in  
the Thomason subdivision and runs thence N. 13-14 W. 569 feet along  
the joint line of tracts numbers 3 and 4 to iron pin on bank of  
spring branch; thence along that branch as a line which is also the  
dividing line between tract numbers 3 and 4 N. 83-06 W. 259.8 feet  
to stake; thence continuing along said branch N. 46-54 W. 474.9 feet  
to iron pin on bank of Rocky Creek; thence along that creek as a  
line N. 8-16 E. 500.3 feet to corner in wooden bridge; thence along  
a road leading past the old Chas. C. Thomason home S. 74-46 E. 135  
feet to bend in road; thence N. 82-22 E. 180 feet to another bend;

FHA 427-1 S. C. (Rev. 10-11-67)

4328-RV-2