

FILED
GREENVILLE CO. S. C.
Post Office Drawer 408
Greenville, South Carolina 29615
NOV 23 3 01 PM '79

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DONNIE S. TAYLOR
R.M. MORTGAGE

THIS MORTGAGE is made this 20th day of November, 1979, between the Mortgagor, Calwood Builders, Inc. (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Sixty-Four Thousand and No/100 (\$64,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated November 20, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on October 1, 2010.

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 piece, parcel or lot of land situate, lying and being on the Northern side of Talltree Lane, near the City of Greenville, in the County of Greenville, tree Lane; running thence with the Northern side of said Lane N. 67-12 E. 45.73 feet to an iron pin, point of beginning.

This is the identical property conveyed to the Mortgagor herein by Deed of Robert L. White, Jr. by Deed dated and recorded simultaneously herewith.

PAID SATISFIED AND CANCELLED

First Federal Savings and Loan Association
of Greenville, S.C.

Signature of Peggy W. Loaf
Peggy W. Loaf
Vice President

WILLIAM H. CANNON
ATTORNEY AT LAW
GREENVILLE, S.C.

which had the address of Talltree Lane, Pebble Creek Taylors
South Carolina 29688 (herein "Property Address") 35489
Donnie S. Taylor

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 seized 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 - 1979 Code - 6-2 - INSTRUMENT UNIFORM INSTRUMENT - 6-8 amendment adding Para. 20

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