

Mortgagee address:
P.O. Box 847
Birmingham, Alabama 35201

1508 5

MORTGAGE

This form is used in connection with mortgages insured under the one- to four-family provisions of the National Housing Act.

GREENVILLE S.C.

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE } ss:

JUL 13 3 24 AM '80

DONALD W. WATKINS

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Darrell Wayne Babb and Brenda C. DeYoung
Greer, South Carolina

of
, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto Engel Mortgage Company, Inc.

organized and existing under the laws of Delaware, a corporation
called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by
reference, in the principal sum of Thirty-One Thousand Five Hundred and No/100----- Dollars (\$ 31,500.00).

with interest from date at the rate of Eleven and One-Half per centum (11 1/2 %)
per annum until paid, said principal and interest being payable at the office of Engel Mortgage Company, Inc.

or at such other place as the holder of the note may designate in writing, in monthly installments of Three Hundred
Twelve and 17/100----- Dollars (\$ 312.17),
commencing on the first day of September, 19 80, and on the first day of each month thereafter until the prin-
cipal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable
on the first day of August 1, 2010.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof
to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) to the Mortgagor in hand well and truly paid by
the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bar-
gained, sold, and released, and by these presents does grant, bargain, sell, and release unto the Mortgagee, its successors and assigns,
the following-described real estate situated in the County of Greenville
State of South Carolina:

ALL that piece, parcel or lot of land, lying and being situate on the South
side of Edwards Lake Road in Greenville County, State of South Carolina,
being shown and designated as Lots Nos. 3 and 4 on plat entitled "Property
of Brenda C. DeYoung and Darrell W. Babb" as recorded in Plat Book 8-A
at Page 54, in the RMC Office for Greenville County, S.C., and having,
according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of Edwards Lake Road, said pin
being approximately 2,150 feet from the intersection of S.C. Hwy. 101 and
Edwards Lake Road, running thence N. 81-00 E. 119.5 feet to an iron pin;
thence N. 75-00 E. 114.0 feet to an iron pin; thence S. 40-30 E. 192.9 feet
to an iron pin; thence S. 77-00 W. 300.6 feet to an iron pin; thence N. 20-
17 W. 172.2 feet to an iron pin, the point of beginning.

THIS being the same property conveyed to the mortgagors herein by deed of
John W. Taylor and Cynthia A. Taylor as recorded in Deed Book 1129 at
Page 425, in the RMC Office for Greenville County, S.C., on July 18,
1980.

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Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident
or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and
lighting fixtures and equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has
good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encum-
brances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee
forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor covenants and agrees as follows:

1. That he will promptly pay the principal of an interest on the indebtedness evidenced by the said note, at the times and in the
manner herein provided. Privilege is reserved to pay the debt in whole, or in an amount equal to one or more monthly payments on
the principal that are next due on the note, on the first day of any month prior to maturity; provided, however, that written notice
of an intention to exercise such privilege is given at least thirty (30) days prior to prepayment.

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