

P. O. Box 11702  
Charlotte, N. C. 28209

# MORTGAGE

BOOK 1511 PAGE 31

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

STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE } ss:

FHA 461-175734-203

TO ALL WHOM THESE PRESENTS MAY CONCERN: That we, WALTER L. SWEATT

and RUTH B. SWEATT of  
Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

**BANKERS LIFE COMPANY**

a corporation  
organized and existing under the laws of The State of Iowa, hereinafter  
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 FIFTY THOUSAND Dollars (\$ 50,000.00 ),

with interest from date at the rate of Ten and one-half per centum ( 10.5 % )  
per annum until paid, said principal and interest being payable at the office of BANKERS LIFE COMPANY  
in Des Moines Polk County, Iowa  
or at such other place as the holder of the note may designate in writing, in monthly installments of  
Four hundred fifty-seven and 50/100 Dollars (\$ 457.50 )  
commencing on the first day of October, 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 September, 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 Mortgagor at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, 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: being shown and designated as Lot 120 on a Plat of EASTDALE DEVELOPMENT, recorded in the RMC Office for Greenville County in Plat Book JJJ, at Pages 50 and 51. Said Lot fronts 150.0 feet on the northern side of Birchwood Lane; runs back to a depth of 171.5 feet on its eastern boundary; runs back to a depth of 159.5 feet on its western boundary, and has 150.5 feet across the rear.

This is the same property conveyed to the Mortgagors herein by deed of Michael O. Pulliam and Brenda K. Pulliam, to be recorded simultaneously herewith.

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 encumbrances 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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