

FILED
GREENVILLE CO. S.C.
Aug 29 4 02 PM '80
DONNIE S. TANKERSLEY
R.H.C.

Closing Date: August 29, 1980
(Date Instrument Delivered)

MORTGAGE
RENEGOTIABLE RATE NOTE
(See Rider Attached)

8000
5532 1513 73 156720

THIS MORTGAGE is made this 29 day of August 1980, between the Mortgagor, R. B. Landers

(herein "Borrower"), and the Mortgagee, UNITED FEDERAL SAVINGS AND LOAN ASSOCIATION OF FOUNTAIN INN, a corporation organized and existing under the laws of the United States of America, whose address is 201 Trade Street, Fountain Inn, S.C. 29644 (herein "Lender").

NOTE includes all Renewals and Amendments of the Note dated August 29, 1980

WHEREAS, Borrower is indebted to Lender in the principal sum of Ninety Thousand and no/100

This is the identical property conveyed to the mortgagor by deed of Joseph G. Clark as recorded in the RHC Office for Greenville County in Deed Book 1128 Page 303 recorded 6/27/80.

MAR 2 1981

RC 281 1226

PAID DAY OF FEBRUARY 1981
Richard P. Young
Paula J. Young
President
24th

STATE OF SOUTH CAROLINA
REGISTERED MAIL TAX COMMISSION
DOCUMENTARY
STAMP
TAX
\$ 6.00

21522

YOUNTS, GROSS, GAULT & SMITH
P O. Box 566
Fountain Inn, S.C. 29644

NOTICE: THIS MORTGAGE SECURES A NOTE WHICH CONTAINS PROVISIONS FOR AUTOMATIC RENEWAL OF SUCH NOTE FOR SUCCESSIVE PERIODS NOT TO EXTEND BEYOND February 1, 2011. THE INTEREST RATE AND THE PAYMENTS UNDER THE NOTE MAY CHANGE AT THE TIME OF EACH RENEWAL. A COPY OF THE PROVISIONS OF THE NOTE RELATING TO RENEWAL AND CHANGE OF INTEREST RATE AND PAYMENTS IS ATTACHED TO THIS MORTGAGE AS AN EXHIBIT.

GREENVILLE CO. S.C.

MAR 2 11 53 AM '81

which has the address of Lot, Mustang Circle, Simpsonville, South Carolina 29681 (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".

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.

