

FA-4 S. C. Mortgage (November, 1974) (Individual and Corporation)

GREENVILLE CO. S.C. THE FEDERAL LAND BANK OF COLUMBIA

STATE OF SOUTH CAROLINA

County of Laurens & Greenville

CONNIE S. TANKERSLEY R.M.C.

MORTGAGE LOAN NO. S 44-1-3465986-1

BOOK 42 PAGE 445

THIS INDENTURE, made this Third day of June, 1976, by and between Milford D. Kelly

AUG 2 1976  
CONNIE S. TANKERSLEY  
R.M.C.

hereinafter called first party, whether one or more, and The Federal Land Bank of Columbia, of Columbia, S. C., a corporation organized, chartered and existing pursuant to the laws of the United States of America, hereinafter called second party, WITNESSETH, that,

WHEREAS, first party is indebted to second party in the principal sum of Twenty Five Thousand and No/100 Dollars (\$ 25,000.00 ), as evidenced by a certain

One of which is being filed for record in the public records of Laurens County and one of which is filed for record in Greenville County.

OCT 18 1976

FILED  
GREENVILLE CO. S.C.  
OCT 18 2 05 PM '76  
CONNIE S. TANKERSLEY  
R.M.C.

The debt secured by the within mortgage having been paid in full, this mortgage is hereby satisfied and the lien thereof discharged, this the 13 day of OCT 1976

Witnesses: THE FEDERAL LAND BANK OF COLUMBIA

Barbara Wiedemann By: W. W. Bagley, Asst. Vice President

R.A. Cooper Attest: S. N. Pearman, Jr., Asst. Secretary

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TOGETHER with all and singular the rights, members, hereditaments, and appurtenances to the said premises belonging or in any wise incident or appertaining.

- 15. Second party shall have the right, exercisable at its discretion so long as this mortgage is in force and effect, to demand in writing the assignment of and transfer to second party, its successors and assigns, and first party hereby agrees to assign and transfer, any and all rents, profits, royalties, income or other consideration to be paid or accruing to first party from any oil, natural gas, mineral, timber, leasehold or other interest of any kind and nature whatsoever, derived from, connected with or affecting the within described real property but not otherwise subject to, conveyed and/or secured by this mortgage, with the right of, but no duty upon, second party, its successors or assigns, to collect same.
- 16. First party will comply with all the terms and conditions of any instrument heretofore or hereafter executed by first party in connection with the loan(s) secured by this mortgage.
- 17. If first party (or either of them, if more than one), his heirs, successors or assigns, or any assumer of the indebtedness hereby secured, files a petition in voluntary bankruptcy, for receivership, for corporate reorganization, or for other debtor relief of any character or kind, or is adjudged a bankrupt, then and in the event, and at the option of the second party, its successors and assigns, the second party, without notice to the first party, shall have the right to declare all sums of money secured hereby immediately due and payable and in default whether the same are so due and payable and in default by the specific terms hereof or not.
- 18. A default under this instrument or under any other instrument heretofore or hereafter executed by first party to second party shall at the option of second party constitute a default under any one or more of all instruments executed by first party to second party.
- 19. This instrument is subject to the Farm Credit Act of 1971 and all acts amendatory thereof and supplementary thereto, and regulations issued thereunder. All rights, powers, privileges, options and remedies conferred upon and given to