

MORTGAGE

BOOK 1623 PAGE 236

LANDMARK FINANCIAL SERVICES OF SOUTH CAROLINA, INC. 128 Southwest Main St. Simpsonville, S. C. 29681

ACCOUNT NO	20030-3	DATE	30	PRICE	GREENVILLE S.C.	FILED	ACCESS CITY AND STATE	BOOK	80	PAGE	586	LOAN DATE	8-26-83	FINANCE CHARGE	71935.65	TOTAL OF PAYMENTS	39935.28
BORROWERS AND PRINCIPAL RESERVE	ROBERT G. WHITHIRE		10 19 AM '83		JERRY												
	103 PINE BARK COURT				DONNIE S. HAMERSLEY												21999.63
	AMOUNT FINANCED				R.H.C.												
	ANNUAL PERCENTAGE RATE				11.50												
	DATE				9-30-83												
	FINAL PAYMENT DUE DATE				8-30-90												

THIS MORTGAGE made and entered into the day and year written on the reverse side hereof by the Borrowers named above, herein called Mortgagors, to LANDMARK FINANCIAL SERVICES OF SOUTH CAROLINA, INC. herein called Mortgagee, the owner and holder of the Promissory Note referred to below.

WITNESSETH THAT WHEREAS the Mortgagors are justly indebted to the Mortgagee for money loaned as evidenced by their Promissory Note of even date herewith executed and delivered by the Mortgagors to the Mortgagee in the amount of the Total of Payments stated above, which includes interest and charges as provided in said note.

AND WHEREAS the Mortgagors desire to secure the payment of said debt and Note, and any renewals or extensions thereof, and the undertakings prescribed in this Mortgage by the conveyance of the premises hereinafter described.

WHEREFORE, in consideration of the foregoing and other good and valuable considerations, Mortgagors hereby give, grant, bargain, sell, assign and convey to Mortgagee, its successors and assigns, the following described real estate, together with all present and future improvements thereon, in South Carolina, County of Greenville

ALL that certain piece, parcel or lot of land in the Town of Simpsonville, Greenville County, State of South Carolina, being known and designated as Lot No. 45 of Subdivision known as PINE TREE, as shown by plat thereof, prepared by Piedmont Engineers and Architects, dated March 19, 1974, and recorded in Plat Book 5-D at Page 63 in the REC Office for Greenville County, South Carolina.

Reference to said plat is hereby craved for a more particular description.

This is the same property conveyed to the mortgagors by deed of Builders and Developers, Inc. recorded in the REC Office for Greenville County, South Carolina in Deed Book 1025 at Page 159 on October 2, 1975.

PAID AND SATISFIED IN FULL THIS 27th DAY OF JUNE, 1984

LANDMARK FINANCIAL SERVICES OF S. C., INC.

BY: *B. W. Lee* MANAGER

WITNESS *Buty L. Kiehl*

WITNESS *Michael D. Miller*

STAMP	WAX	10.00
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REC OFFICE  
GREENVILLE S.C.

TO HAVE AND TO HOLD the said land and premises, including all houses, buildings, improvements and fixtures thereon, with all rights and interests therein, unto the Mortgagee to (3) To pay to Mortgagee any sums expended by Mortgagee to cure any default by Mortgagors under provisions 1 and 2 hereof, together with interest as provided in the Promissory Note secured hereby, such payment to be secured by this Mortgage. Mortgagee, at its option, may require Mortgagor to pay to Mortgagee one-twelfth (1-12th) of the annual real estate taxes and insurance premiums for the property, such sums to be held in escrow by Mortgagee and to be used to pay said taxes and premiums for the property.

(4) To keep the premises in good order, repair and condition, reasonable wear and tear excepted, and to allow Mortgagee, at reasonable times, to inspect the premises.

(5) To pay to Mortgagee, at its option, the unpaid balance of the Promissory Note and any other obligations secured hereby, in the event the premises or any part thereof are condemned.