

W. W. WILKERSLEY
R.H.C.

S. C.

1979

MORTGAGE

BOOK 1135 PAGE 788

THIS MORTGAGE is made this 25th day of October, 1979, between the Mortgagor, V. Robert Hendrickson, Jr. and Valerie E. Hendrickson (herein "Borrower"), and the Mortgagee, GREER FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of SOUTH CAROLINA, whose address is 107 Church Street, Greer, South Carolina 29651 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty Thousand Four Hundred and No/100 (\$30,400.00) Dollars, which indebtedness is evidenced by Borrower's note dated 25 October 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on 1 November 2009

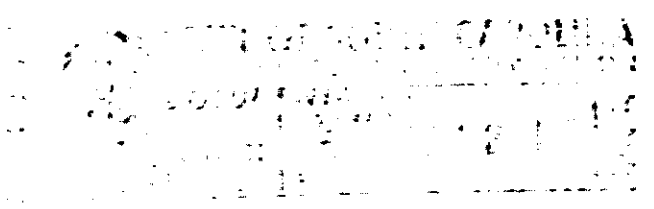
To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein contained, and (b) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 21 hereof (herein "Future Advances"), Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of Greenville State of South Carolina:

All that certain piece, parcel, or lot of land, in the City of Greer, County of Greenville, State of South Carolina, on the western side of Davenport Avenue, as shown on plat entitled "Property of Manie K. James Estate", prepared by R. D. Wooten, Jr., RLS, dated February 8, 1977, recorded in the RMC Office for Greenville County, S. C., in Plat Book "6 A", at Page 47, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at a large oak tree on western side of Davenport Avenue and runs thence S. 16-15 W. 50 feet to large oak tree; thence N. 73-03 W. 7.59 feet to new iron pin; thence S. 16-05 W. 25.33 feet to new iron pin; thence along line of other James property, (new line), N. 73-03 W. 97.5 feet to new iron pin; thence along new line, N. 16-05 E. 25.33 feet to new iron pin; thence N. 73-03 W. 12.0 feet to new iron pin; thence as new rear line, N. 16-05 E. 50 feet to new iron pin; thence S. 73-03 E. 117.24 feet to large oak tree, the point of BEGINNING.

The within is the identical property heretofore conveyed to the mortgagors by deed of James M. Greene, Jr. and Carolyn Greene, dated 25 October 1979, to be recorded herewith.

MORTGAGEE'S MAILING ADDRESS: P. O. Box 969, Greer, South Carolina 29651.



which has the address of 103 Davenport Avenue, Greer, South Carolina 29651
(Street) (City)
(herein "Property Address")
(State and Zip Code)

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.

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