

L4165970 S.

OFFICE OF THE CLERK OF SUPERIOR COURT
MAY 12 1982
ASLEY

MORTGAGE

BOOK 1577 PAGE 534

BOOK 79 1744

THIS MORTGAGE is made this 9th day of August 1982, between the Mortgagor James Ronald Arms and Kay O. Arms (herein "Borrower"), and the Mortgagee, WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of the United States of America, whose address is 206 South Main Street, Woodruff, S. C. 29388 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty Thousand and no/100 (\$20,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated August 9, 1982 (herein "Note"), providing for monthly installments of principal and interest beginning point, this being a part of the property which was conveyed to Bobby E. Stone and Thelma C. Stone by Beulah B. Owens (formerly Beulah E. Brown) by deed recorded in the R. M. C. Office for said County on Dec. 3, 1980 in Deed Book 1138, page 287. Also see deed of W. Dennis Smith to Bobby E. Stone and Thelma C. Stone, which Quit Claim deed will be recorded forthwith in the said R. M. C. Office. This being the same property which was conveyed to mortgagors herein by Bobby E. Stone and Thelma C. Stone by deed which will be recorded forthwith in the said office. For a more particular description see plat prepared for Mrs. Beulah B. Owens by John A. Simmons, Registered Surveyor, dated March 11, 1967 and which plat will be recorded forthwith in said office.

220 2672180

233113

Satisfied and Cancellation Authorized

MAR 16 1983

Date: 3-09-83

Woodruff Federal Savings and Loan Association

Witness

By: D. H. Madell
Vice President

Don C. Turner

which has the address of Route 7 Greer S. C. 29651 (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.

4, 1982

FILED
GREENVILLE CO. S. C.
MAR 15 1 29 PM 1983
DONNIE S. TANKER
R.M.C.

P.O. Box 2144 Woodruff, S.C. 29388