

S. C.
PH '80
ASLEY

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MORTGAGE

This form is used in connection with mortgages insured under the one- to four-family provisions of the National Housing Act.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } 557

TO ALL WHOM THESE PRESENTS MAY CONCERN: STEVEN R. DICKINSON

Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, S.C.

, a corporation
organized and existing under the laws of the United States, hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Thirty Four Thousand Six Hundred and No/100----- Dollars (\$ 34,600.00).

with interest from date at the rate of eleven and one-half per centum (11-1/2 %) per annum until paid, said principal and interest being payable at the office of First Federal Savings and Loan Association P.O. Drawer 408, 301 College Street in Greenville, South Carolina or at such other place as the holder of the note may designate in writing, in monthly installments of Three Hundred Forty Two and 89/100----- Dollars (\$ 342.89), commencing on the first day of August, 19 80, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of July, 2010

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell, and release unto the Mortgagee, its successors and assigns, the following-described real estate situated in the County of Greenville, City of Greenville State of South Carolina:

All those pieces, parcels or lots of land situate, lying and being on the northwestern side of Grove Road in the City of Greenville, County of Greenville, State of South Carolina, and known and designated as Lots Nos. 32 and 33 and the adjoining portion of Lot No. 31 of a subdivision known as Block A, Grove Park, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book J, Page 68 and Page 69. Also shown as the property of Robert C. Henderson and Gail M. Henderson on plat prepared by Carolina Surveying Company June 16, 1976, which latter plat is recorded in the R.M.C. Office for Greenville County in Plat Book 5U, Page 61 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Grove Road at the intersection of Grove Road and Brookway Drive and running thence N. 52-22 W., 144.5 feet to an iron pin; thence running N. 36-32 E., 62.5 feet to an iron pin; thence running S. 52-22 E., 149.3 feet to an iron pin on the northwestern side of Grove Road; thence along the northwestern side of Grove Road S. 40-55 W., 62.6 feet to an iron pin, being the point of beginning.

This is the same property conveyed to the mortgagor by deed of Robert C. Henderson and Gail M. Henderson recorded in the R.M.C. Office for Greenville County on June 27, 1980, in Deed Book 1122, Page 301.

RECORDED IN THE OFFICE OF THE CLERK OF THE COURT OF THE COUNTY OF GREENVILLE, SOUTH CAROLINA
ON 10/13/80
BY _____

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Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.
The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor covenants and agrees as follows:
1. That he will promptly pay the principal of an interest on the indebtedness evidenced by the said note, at the times and in the manner herein provided. Privilege is reserved to pay the debt in whole, or in an amount equal to one or more monthly payments on the principal that are next due on the note, on the first day of any month prior to maturity; provided, however, that written notice of an intention to exercise such privilege is given at least thirty (30) days prior to prepayment.

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