

GREENVILLE
OCT 17 1 38 PM '83
DONALD J. WILEY

principal 29,600.00 max

MORTGAGE

800-1631 445

THIS MORTGAGE is made this 19th day of October 1983, between the Mortgagor, Rory C. Henderson (herein "Borrower"), and the Mortgagee, AMERICAN FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of THE UNITED STATES OF AMERICA, whose address is 101 EAST WASHINGTON STREET, GREENVILLE, SOUTH CAROLINA (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty-Nine Thousand, Eight Hundred Fifty-Three & 01/100 (\$29,853.01) Dollars, which indebtedness is evidenced by Borrower's note dated October 18, 1983 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on November 11, 1983;

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 Greenville, County of Greenville, State of South Carolina, on the eastern side of Wilton Street having, according to plat dated March 28, 1979, prepared by Jones Engineering Services, the following metes and bounds, to-wit:

Beginning at an iron pin on the eastern edge of Wilton Street, said iron pin being 129.1 feet, more or less, north of the intersection of Wilton Street and Randal Street; thence running with Wilton Street, N. 2-05 E. 80.5 feet to an iron pin; thence N. 89-07 E. 164.7 feet to an iron pin; thence N. 89-35 E. 74.8 feet to an iron pin; thence S. 1-36 W. 128.4 feet to an iron pin; thence N. 79-22 W. 243 feet to an iron pin, the point of beginning.

Same property of Debra Wilson, Deed Bk 1135 page 436 recorded Oct. 14, 1980.

STAMP
TAX
LIBRARY

which has the address of 506 Wilton Street, Greenville, South Carolina 29609 (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 seised 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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