

Wilkins, Wilkins & Nelson

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JAMES H. DAVIDSON
BETTY J. DAVIDSON
TO
SOUTHERN EQUITY
MORTGAGE, INC.

MORTGAGE OF REAL ESTATE

FILED
GREENVILLE CO. S.C.

Dec 14 10 45 AM '84

DONNIE S. BANKERSLEY
R.M.C.

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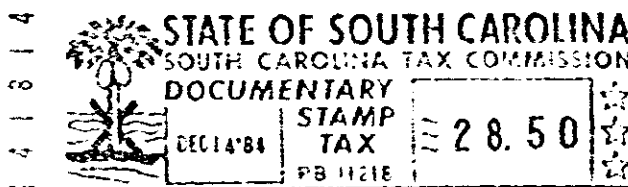
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MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on December 13, 1984. The mortgagor is James H. Davidson and Betty J. Davidson ("Borrower"). This Security Instrument is given to Southern Equity Mortgage, Inc., which is organized and existing under the laws of South Carolina, and whose address is 745 N. Pleasantburg Dr., P.O. Box 16059, Greenville, SC 29606 ("Lender"). Borrower owes Lender the principal sum of ninety-five thousand Dollars (U.S. \$ 95,000.00). This debt is evidenced by Borrower's note dated the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not paid earlier, due and payable on January 01, 2000. This Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and modifications; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in Greenville County, South Carolina:

All that certain piece, parcel or tract of land situate, lying and being in the State of South Carolina, County of Greenville, on the east side of Saluda Lake Road, being shown and designated as 0.562 acre on plat of property of B. R. Huckaby & Mildred B. Huckaby recorded in the RMC Office for Greenville County, S. C. in plat book 10-G at page 91, reference to which plat is hereby made for a more complete description by metes and bounds.

This is the same property conveyed to mortgagors by Michael W. Brock by deed dated December 13, 1984 to be recorded herewith.



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which has the address of Route 1, Saluda Lake Rd. Greenville, South Carolina 29611 ("Property Address");
(Street) (City) (Zip Code)

TO HAVE AND TO HOLD such property 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 rights and stock and all fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument 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 and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.

SOUTH CAROLINA—Single Family—FNMA/FHLMC UNIFORM INSTRUMENT

Form 3041 12/83

FBCGSTDSC

Modified as of 6/1/84

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