

Post Office Box 937
Greenville, S.C. 29602

FILED
GREENVILLE CO. S.C.

SEP 17 1980 MORTGAGE

BOOK 1516 PAGE 271

DONALD BANKERSLEY
R.M.C.

THIS MORTGAGE is made this 16th day of September 1980, between the Mortgagor, Phil S. Hensley and Doris B. Hensley (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings & Loan Association, a corporation organized and existing under the laws of United States of America, whose address is 1500 Hampton Street, Columbia, South Carolina, (herein "Lender").

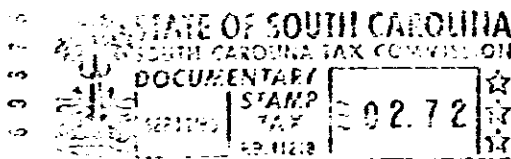
WHEREAS, Borrower is indebted to Lender in the principal sum of Six Thousand Seven Hundred Fifty and No/100 (\$6,750.00) Dollars, which indebtedness is evidenced by Borrower's note dated September 16, 1980 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on October 1, 1985.

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 piece, parcel or lot of land situate, lying and being on the Southern side of Tryon Avenue (Highway 320), near the City of Greenville, in the County of Greenville, State of South Carolina, and known and designated as Lot No. 14 of a Subdivision known as Altamont Village, Section 1, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book 7-X at Page 13, said Lot having such metes and bounds as shown thereon.

D.H.
GSA

This is the identical property conveyed to the Mortgagors herein by Deed of Rockwold Developers, Limited Partnership, recorded simultaneously herewith.



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which has the address of Tryon Avenue, Altamont Village, Greenville, S.C. 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 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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