

GREENVILLE CO. S.C.  
FILED  
SEP 3 11 06 AM '81  
JOHN STANKERSLEY  
R.M.C.

1552 177

# MORTGAGE

THIS MORTGAGE is made this 4th day of September,  
1981, between the Mortgagor, James H. Hicks and Mildred C. Hicks  
(herein "Borrower"), and the Mortgagee,  
AMERICAN FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing  
under the laws of SOUTH CAROLINA, whose address is 101 EAST WASHINGTON  
STREET, GREENVILLE, SOUTH CAROLINA (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Eleven thousand, Six hundred,  
Seventy-six and 00/100 Dollars, which indebtedness is evidenced by Borrower's note  
dated August 10, 1981 (herein "Note"), providing for monthly installments of principal and interest,  
with the balance of the indebtedness, if not sooner paid, due and payable on September 1, 1986.

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 Greenville Township,  
Greenville County, State of South Carolina, known and designated as  
Lot No. 61 of the City View Subdivision, Block "A", as shown by plat  
of same recorded in the RMC Office for Greenville County in Plat  
Book "A", at Page 461, and having, according to said plat, the fol-  
lowing metes and bounds, to-wit:

BEGINNING at an iron pin on the Western side of Henderson Street,  
joint front corner of Lots Nos. 60 and 61, and running thence with  
the common line of said lots, N. 89 1/2 W. 150 feet to an iron pin  
on the Eastern side of a ten-foot alley as shown on said plat; thence  
along said alley, S. 00-30 W. 50 feet to an iron pin, joint rear corner  
of Lots Nos. 61 and 62; thence with the common line of said lots,  
S. 89 1/2 E. 150 feet to an iron pin on the Western side of Henderson  
Street; thence running with said Street, N. 00-30 E. 50 feet to an  
iron pin, the point of beginning.

This is the same property conveyed to James H. Hicks and Mildred C.  
Hicks by deed dated September 4, 1981, of Harley Moody, Carey Moody,  
Elizabeth M. Caldwell, Catherine M. Gillespie, Martha M. Tucker, Hazel  
M. Hampton and Lynnette R. Bogan which is being recorded simultaneously  
herewith in Deed Book 1154, at Page 769.

OFFICE OF SOUTH CAROLINA  
DEPARTMENT OF REVENUE  
DOCUMENTARY  
STAMP  
1981

which has the address of Henderson Street Greenville  
[Street] [City]  
S.C. 29611 (herein "Property Address");  
[State and Zip Code]

To HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the improve-  
ments 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.

SOUTH CAROLINA 1981-1982 ENVA FHLMO UNIFORM INSTRUMENT

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