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SOUTH CAROLINA
GREENVILLE
F.H.M.C.

Post Office Box 937
Greenville, S. C. 29602

MORTGAGE

BOOK 1561 PAGE 640

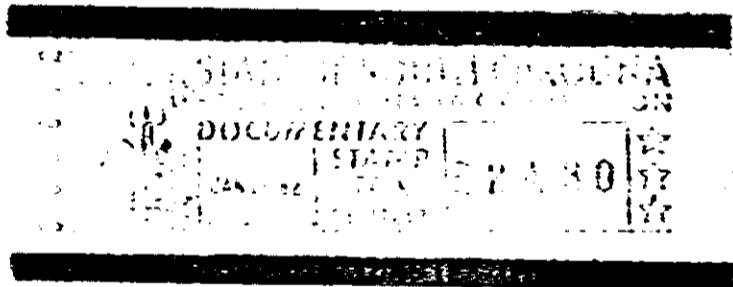
(#6266)
THIS MORTGAGE is made this 18th day of January, 1982, between the Mortgagor, Leland A. Henson, Jr. and Deborah R. Henson (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings & Loan Association, a corporation organized and existing under the laws of United States of America, whose address is 1500 Hampton Street, Columbia, South Carolina, (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of ~~Sixty-two thousand and no/100--~~ (62,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated January 18, 1982 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on February 1, 2012;

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 with the buildings and improvements thereon lying and being on the northeasterly corner of the intersection of Sweetwater Road and Woody Creek Road, near the City of Greenville, South Carolina, and being designated as Lot 401, on Map Three Section II, Sugar Creek, as recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 7X, page 2, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the northeasterly corner of the intersection of Sweetwater Road and Woody Creek Road and running thence along the northerly side of Sweetwater Road S. 60-19-22 E. 110.17 feet to an iron pin, joint corner of Lots 401 and 49; thence along the common line of said lots N. 32-11 E. 125 feet to an iron pin; thence N. 5-53 E. 24.24 feet to an iron pin, joint rear corner of Lots 401 and 402; thence along the common line of said lots N. 74-04 W. 141.75 feet to an iron pin on the easterly side of Woody Creek Road; thence along said Woody Creek Road S. 24-15-02 W. 89.07 feet to an iron pin; thence around corner of Woody Creek Road and Sweetwater Road on a curve the chord of which is S. 13-53 E. 34.45 feet to an iron pin, the point of beginning.



This is the same property conveyed to the mortgagors herein by deed of Cothran & Darby Builders, Inc. of even date herewith to be recorded.

which has the address of Lot 401 Sugar Creek S/D, Greenville, South Carolina 29651 (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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