

FILED
GREENVILLE CO. S. C.
SEP 2 11 37 AM '80
DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE

BOOK 1513 PAGE 908

THIS MORTGAGE is made this 25th day of August, 1980 between the Mortgagor, William S. Hummers, III and Lucy H. Hummers, (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

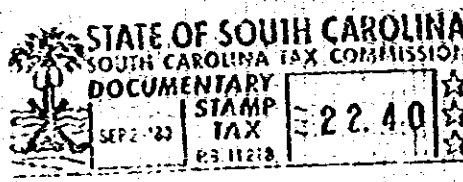
WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty Six Thousand and No/100-- Dollars, which indebtedness is evidenced by Borrower's note dated August 25, 1980, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on September 1, 2010.....;

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 situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 53, Devenger Place, Section I as shown on plat of Dalton & Neves, Engineers, dated October, 1973, recorded in the R.M.C. Office for Greenville County in Plat Book 4X, Page 79 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Paddock Lane at the joint front corner of Lots 53 and 54 and running thence along the common line of said lots S. 48-35 W., 150 feet to an iron pin at the joint rear corner of Lots 53 and 54; thence along the rear of Lot 53 S. 41-25 E., 90 feet to an iron pin at the joint rear corner of Lots 52 and 53; thence along the common line of said lot N. 48-35 E., 150 feet to an iron pin on the western side of Paddock Lane at the joint front corner of Lots 52 and 53; thence along the western side of Paddock Lane N. 41-25 W., 90 feet to an iron pin, being the point of beginning.

This is the same property conveyed to the mortgagors by deed of Charles E. Butler Builders, Inc. recorded in the R.M.C. Office for Greenville County on January 20, 1978, in Deed Book 1072, Page 288.



which has the address of 105 Paddock Lane Greer,
(Street) (City)
South Carolina (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 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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