

FILED  
JUN 15 10 38 AM '82  
W. C. WILKINS  
WILKINSLEY

# MORTGAGE

THIS MORTGAGE is made this 15 day of December 19. 82, between the Mortgagor Michael Lee Hudson and Deborah Marie D. Hudson (herein "Borrower"), and the Mortgagee, WOODRUFF FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of the United States of America, whose address is 206 South Main Street, Woodruff, S. C. 29388 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-Seven Thousand and No/100-- Dollars, which indebtedness is evidenced by Borrower's note dated December 15, 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 December 1, 1997

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 in Chick Springs Township, Greenville County, State of South Carolina, about two miles Northeast of Taylors, S.C. on the South side of county surface treated road, shown as lot numbers TWELVE (12), THIRTEEN (13), NINETEEN (19) and TWENTY (20) on plat of R.L. Wynn Estate made by J.Q. Bruce, Surveyor, dated March 18, 1950, and recorded in Plat Book Y at Page 11A. See said plat for a more complete property description.

BEGINNING at a point on said surface treated road, and running thence S. 5-34 W. 400 feet to a stake; thence S. 84-26 E. 200 feet to a stake; thence N. 5-34 E. 200 feet to a stake; thence N. 4-14 E. 246 feet to a stake; thence S. 82-04 W. 200 feet to point of beginning.

DERIVATION: See Deed of R.S. Vaughn dated June 1, 1981 and recorded in the RMC Office for Greenville County in Book 1149, Page 876.

4.90  
29687  
29687  
29687

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
STAMP  
TAX  
14.90  
DEC 15 1982  
FB 11218

which has the address of Route 3, Wrenn Road, Taylors,  
[Street] [City]  
S. C. 29687 (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 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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