

**MORTGAGE**

BOOK 1416 PAGE 252

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: **RALPH S. HENDRICKS**

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto **HERITAGE FEDERAL SAVINGS AND LOAN ASSOCIATION, LAURENS, S. C.** (hereinafter referred to as Mortgagee), as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference in the sum of

-----**ONE HUNDRED TWENTY THOUSAND AND NO/100**-----  
**DOLLARS (\$120,000.00)**, with interest thereon from date at the rate provided for in said note, said principal and interest to be repaid as therein stated, except that the final payment of principal and interest shall be due on

**January 1, 1988** , and

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purpose;

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

"All that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of **Greenville, Town of Simpsonville**, being shown and designated as **Lots Nos. 4, 5 and 6** as shown on plat of property of **W. S. Gresham Estate**, prepared by **Lewis C. Godsey**, dated **June 17, 1957**, and recorded in the RMC Office for Greenville County in **Plat Book RR at page 27**, and when described as a whole, has the following metes and bounds, to wit:

**BEGINNING** at an iron pin on the Southerly side of **W. Georgia Road** at the joint front corner of **Lots Nos. 3 and 4** and running thence with the Southerly and Easterly edge of **W. Georgia Road**, the following metes and bounds, to wit: **S. 84-25 E., 106.5 feet** to an iron pin; thence **S. 73-39 E., 73.3 feet** to an iron pin; thence **S. 58-10 E., 53.7 feet** to an iron pin; thence **S. 44-35 E., 50 feet** to an iron pin; thence **S. 26-02 E., 50 feet** to an iron pin at the joint front corner of **Lots Nos. 4 and 5**; thence continuing with **W. Georgia Road S. 23-20 E., 155 feet** to an iron pin at the joint front corner of **Lots Nos. 6 and 7**; thence with the joint line of said **Lots S. 72-35 W., 181 feet** to an iron pin; thence **N. 23-20 W., 185 feet** to an iron pin; thence **S. 52-55 W., 69.6 feet** to an iron pin at the joint rear corner of **Lots Nos. 3 and 4**; thence with the joint line of said lots **N. 27-20 W., 88.8 feet** to an iron pin; thence continuing with the joint line of said **Lots N. 2-00 E., 129 feet** to the beginning corner.

Being the same property conveyed to the mortgagor by deed of **Metz L. Gresham, et al.**, dated **July 1, 1976**, recorded **July 1, 1976** in the RMC Office for Greenville County in **Deed Volume 1039 at page 151**.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and any other equipment or fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

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