

GREENVILLE CO. S. C.

1441 302

MORTGAGE

Aug 15 2 55 PM '78

DONNIE S. TANKERSLEY
R.M.C.

THIS MORTGAGE is made this 15th day of August 1978, between the Mortgagor William T. Hurlston, Jr. & Margaret Arthur Hurlston (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").

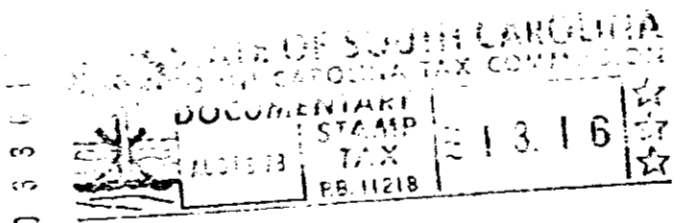
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty Two Thousand Nine Hundred & 00/100 (\$32,900.00) Dollars, which indebtedness is evidenced by Borrower's note dated August 14, 1978 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on August 1, 1993;

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, on the northern side of Holly Road, being shown as Lot No. 11 on plat of Edwards Forest Heights recorded in the RMC Office for Greenville County in Plat Book 000 at Page 87, and being more fully described as follows:

BEGINNING at the joint front corner of Lots Nos. 10 and 11 and running thence along Holly Road, N 88-31 E 110 feet to the joint front corner of Lots Nos. 11 and 12; thence with the joint line of said lots, N 1-29 W 175 feet to the joint rear corner of said lots; thence S 88-31 W 110 feet to the joint rear corner of Lot Nos. 10 and 11; thence with the joint line of said lots, S 1-29 E 175 feet to the beginning corner.

THIS is that property conveyed to Mortgagor by deed of Robert I Peters and Helen Peters dated August 14, 1978 and recorded concurrently herewith.



which has the address of 206 Holly Road, Taylors, S. C. (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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