

FILED
GREENVILLE CO. S. C.
JUN 5 2 36 PM '79
DONNIE S. TANKERSLEY
R.M.C.

VI 1469 100

MORTGAGE

THIS MORTGAGE is made this 5th day of June, 1979 between the Mortgagor, WILLIAM R. HINDMAN and SUSAN A. HINDMAN, (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").

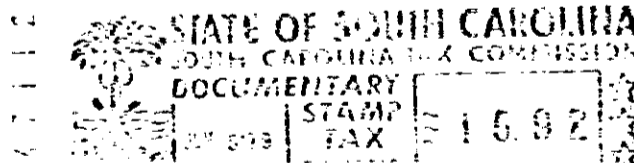
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-Nine Thousand Seven Hundred Four and 88/100 Dollars, which indebtedness is evidenced by Borrower's note dated June 5, 1979, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on March 1, 2008;

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 all improvements thereon situate, lying and being in O'Neal Township, County of Greenville, State of South Carolina, about 2 1/2 miles north of Greer on the Northeastern side of Lee Circle and being shown and designated as Lot No. 47 and the easternmost portion of Lot No. 46, Section Two, of HOLLIDAY HILLS Subdivision, on a plat of the Property of Agnes M. Holliday Estate, dated May 4, 1966, prepared by John A. Simmons, RLS, and recorded in the RMC Office for Greenville County in Plat Book 000 at Page 199, and being more recently shown as Lot A on a plat entitled "Property of Boyd C. Lester", dated February 15, 1978, prepared by John A. Simmons, RLS, and recorded in the Greenville County RMC Office in Plat Book 6N at Page 24 and having, according to the more recent plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northeastern side of Lee Circle, approximately 419.2 feet from Laurel Lane as shown on said plat and running thence N. 30-41 W., 137 feet to an iron pin; thence along Lot 47, N. 59-19 E., 180 feet to an iron pin at the joint rear corner with Lot 3 as shown on said plat; thence running S. 30-41 E., 137 feet to an iron pin, joint rear corner with Lot 4 as shown on said plat, thence running along Lot 48, S. 59-19 W., 180 feet to the point of beginning.

This is the same property conveyed to the Mortgagors herein by deed of Daniel L. Woodward and Sandy F. Woodward recorded in the Greenville County RMC office in Deed Book 1104 at Page 96 on the 5th day of June, 1979.



which has the address of Route 7, Lee Circle, Greer, (City)
S.C. 29651 (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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