

SEP 3 3 26 PM '81

BOOK 1551 PAGE 817

DONNIE S. TANKERSLEY
R.M.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, DAVID R. HENDERSON AND OLIVIA P. HENDERSON

(hereinafter referred to as Mortgagor) is well and truly indebted unto UNITED FEDERAL SAVINGS AND LOAN ASSOCIATION

(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 Three Thousand One Hundred Fifteen and 65/100

----- Dollars (\$3,115.65) and payable
as per note executed of even date

with interest thereon from date at the rate of 18 per centum per annum, to be paid

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 purposes:

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 for 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, and shown as Lot No. 3 on a plat of property of Rosie G. Moore by C. O. Riddle, dated April 1955, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southern edge of South Sunset Drive; thence along said drive S. 59-50 W., 80 feet to iron pin at the corner of Lot 4; thence in a Southern direction with Lot 4, 137.9 feet to an iron pin on the Harrison line; thence N. 59-50 E. 80 feet to a point on the line of a small triangular lot of Rosie G. Moore; thence with said triangular lot in Northernly direction 137 feet, more or less, to the point of beginning.

This being the same property conveyed to the mortgagors herein by deed of John S. Todd and Carolyn Hughes Todd, dated July 30, 1966, recorded August 1, 1966 in the RMC Office for Greenville County in Deed Book 803, at Page 161.

ALSO: All that certain piece, parcel or lot of land lying and being in Austin Township, Greenville County, State of South Carolina, located on the south side of Sunset Drive in the Town of Simpsonville, and having according to a survey and plat made by C. O. Riddle, Surveyor on March 25, 1958 the following metes and bounds, to-wit:

BEGINNING at an iron pin on Sunset Drive at corner of Lot No. 3 and running thence along line of Lot No. 3, S. 30-10 E. 137.9 feet to an iron pin on Abbott line; thence along Abbott line N. 59-50 E. 59.2 feet to an iron pin, corner of Lot No. 1; thence along rear lines of Lots 1 and 2, N. 53-25 W. 150 feet to the beginning corner on Sunset Drive, being triangular in shape.

This being the same property conveyed to the mortgagors by deed of John A. Todd, dated February 9, 1968, recorded February 12, 1968, in the RMC Office for Greenville County in Deed Book 837, at Page 461.

Mortgagee's address: 201 Trade Street
Fountain Inn, SC 29644

Together with all and singular rights, members, herditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting 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.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey and encumber, the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular that said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

STATE OF SOUTH CAROLINA
GREENVILLE COUNTY TAX COMMISSION
DOCUMENTARY
STAMP
TAX
SEP-3 1981
RB.1.213
0128

We have not examined the
Countyhouse records for is
is the correct.

Woods, Gross, Gresh & Smith

GCTC --- 1 SE 2 81 092

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UFS&L 105 4/81

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