

FILED  
CO. S. C.  
MAR 22 3 44 PM '82  
JOHN BANKERSLEY  
R.M.C.

# MORTGAGE

BOOK 1586 PAGE 233

THIS MORTGAGE is made this 22nd day of March, 1982, between the Mortgagor, BILLY RICHARD WOOD (herein "Borrower"), and the Mortgagee, AMERICAN FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of SOUTH CAROLINA, whose address is 101 EAST WASHINGTON STREET, GREENVILLE, SOUTH CAROLINA (herein "Lender").

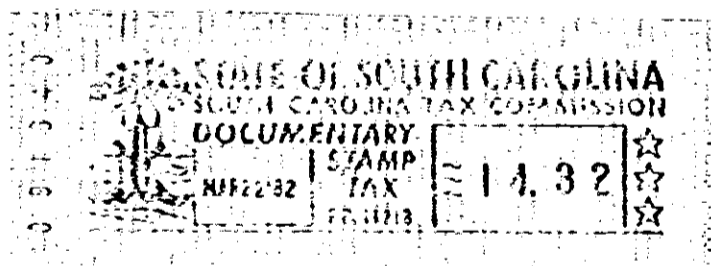
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-Five Thousand Seven Hundred Fifty and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated March 22, 1982 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on March 1, 2012;

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 City of Simpsonville, County of Greenville, State of South Carolina, on the Northwestern side of Brandon Court and being known and designated as Lot No. 66 on a plat of Powderhorn, Section 1, prepared by Piedmont Engineers and Architects dated July 26, 1973, revised January 7, 1974 and February 26, 1974, recorded in the RMC Office for Greenville County in Plat Book 4X at Page 95 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the Northwestern side of Brandon Court, said point being the joint front corner of Lots Nos. 65 and 66 and running thence along the joint lot line of said lots N. 52-03 W., 150 feet to a point at the joint rear corner of said lots; thence S. 2-02 W., 165.2 feet to a point; thence N. 75-20 E., 130 feet to a point on the Northwestern side of Brandon Court; thence along the Northwestern side of Brandon Court, N. 2-21 W., 40 feet to the point of beginning.

This is the same property conveyed to the Mortgagor herein by deed of Merrill Lynch Relocation Management, Inc., recorded in the Greenville County RMC Office on March 22, 1982, in Deed Book 1164 at Page 187.



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which has the address of 103 Brandon Court, Simpsonville (Street) (City) SC 29681 (State and Zip Code) (herein "Property Address");

26 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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