

FILED
GREENVILLE S.C.
JAN 11 1984
DEPT. OF REVENUE
R.M.C.
MORTGAGE

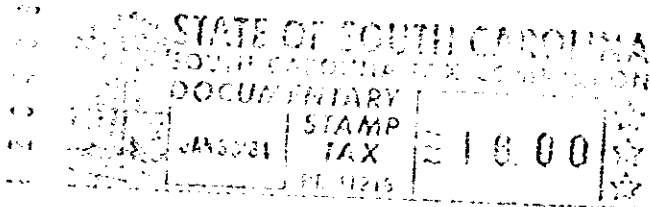
THIS MORTGAGE is made this 27th day of January, 1984, between the Mortgagor, STEVEN M. HENDRIX AND CORNELIA B. HENDRIX, (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association of South Carolina, a corporation organized and existing under the laws of the United States of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of FORTY THOUSAND AND NO/100 (\$40,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated January 27, 1984, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on February 1, 2014;

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 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 and on the northeastern side of Overton Avenue, being shown as Lot No. 9 on plat entitled Cedar Vale recorded in Plat Book 000, at page 13 in the R.M.C. Office for Greenville County and on a more recent plat entitled "Property of Steven M. Hendrix and Cornelia B. Hendrix", prepared by Dalton & Neves Co., Inc., Engineers, dated December 22, 1983, recorded in Plat Book 1011, at page 14 in the R.M.C. Office for Greenville County, reference to said more recent plat is hereby craved for a metes and bounds description thereof.

This is the same property conveyed to the above named mortgagors by deed of Suzanne G. Joye to be recorded of even date herewith.



which has the address of 20 Overton Avenue Greenville,
(Street) (City)
South Carolina 29609 (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 seized 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.

600
9
21801

0849

1328-11-2