

GREENVILLE, S.C.

# MORTGAGE

Vol 1313 p 512

Mar 23 4 37 PM '84

THIS MORTGAGE is made this 23rd day of March 1984, between the Mortgagor, Jane Anne Redden (herein "Borrower"), and the Mortgagee, Weyerhaeuser Mortgage Company, a corporation organized and existing under the laws of California, whose address is P. O. Box 54089, Los Angeles, California 90054 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Sixty-six Thousand Four Hundred and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated March 23, 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 April 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 certain condominium unit known and designated as Unit 9-B of Wenwood Towns, Phase II, Section I and II, located on Wenwood Road in the City of Greenville, County of Greenville, State of South Carolina and being more particularly described according to plat prepared by Heaner Engineering Company, Inc. dated August 17, 1983 and recorded in the R.M.C. Office for Greenville County in Plat Book 9-W at Page 40 and further described in Declaration of Covenants, Conditions and Restrictions dated April 1, 1981 and recorded in the R.M.C. Office for Greenville County, S.C. in Deed Book 1147 at Pages 23 through 46 on April 28, 1981 and in Amendment to Declaration of Covenants, Conditions and Restrictions of Wenwood Towns dated October 17, 1983 and recorded in the R.M.C. Office for Greenville County, S.C. in Deed Book 1198 at Page 721 on October 18, 1983.

This is the same property conveyed to the Mortgagor herein by deed of Westminster Company, Inc. of even date herewith and to be recorded simultaneously herewith.

STATE OF SOUTH CAROLINA  
 COUNTY OF GREENVILLE  
 DOCUMENTARY  
 STAMP TAX \$ 26.56

GC10  
1 MR23 84 1228

"The rider to the mortgage attached hereto and executed of even date herewith is incorporated herein and the covenants and agreements of the Rider shall amend and supplement the covenants and agreements of this Mortgage, as if the Rider were part thereof."

which has the address of 902 Wenwood Circle, Greenville, S.C. 29607 (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.

2150

4328 RW-2