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FILED
GREENVILLE CO. S.
AUG 18 1 47 PM '78
SONNIE S. TANNERLEY
R.H.C.

BOOK 1441 PAGE 645

MORTGAGE

BOOK 71 PAGE 434

1 / GREENVILLE CO. S.C.

THIS MORTGAGE is made this 18th day of August, 1978, between the Mortgagor, Jay Josef Hoenig and Delvine C. Hoenig (herein "Borrower"), and the Mortgagee, GREER FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of SOUTH CAROLINA whose address is 107 Church Street, Greer, South Carolina 29651 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Forty-Two Thousand and 00/100 (\$42,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated August 18, 1978 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on the date of maturity of the Note, the date of beginning.

This being the same property conveyed to the Mortgagors herein by Deed of J. Larry Williamson and Sandra C. Williamson, which Deed was recorded on August 18, 1978, in the RMC Office for Greenville County in Deed Book 1441-532.

The Mortgagee's mailing address is P. O. Box 969, Greer, S. C. 29651.

Signature of N. Painter
Signature of J. Hoenig

STATE OF SOUTH CAROLINA
DOCUMENTARY TAX COMMISSION
DOCUMENTARY TAX STAMP
16.80

JUL 30 1980
JUL 14 1980

which has the address of 118 Sugar Creek Lane (Street) Greer, 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 covered on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and poles, water, water rights, and water soak, and all fixtures now or hereafter attached to the property, all of which, including replacements and additions thereon, 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.

SOUTH CAROLINA—1 to 4 Family—4/75—FNMA FHLNC UNIFORM INSTRUMENT

2-0001

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