

Documentary Stamps are figured on
the amount financed: \$ 9062.13

Mortgagee's Address: 1647 PAGE 549
P. O. Box 1268
Greenville, S. C., 29602

MORTGAGE

THIS MORTGAGE is made this 20th day of January 1984 between the Mortgagor, Anna Grace P. Suttles (herein "Borrower"), and the Mortgagee, AMERICAN FEDERAL BANK, FSB, a corporation organized and existing under the laws of THE UNITED STATES OF AMERICA, whose address is 101 EAST WASHINGTON STREET, GREENVILLE, SOUTH CAROLINA (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Nine Thousand Sixty-Two and 13/100 (\$9,062.13) Dollars, which indebtedness is evidenced by Borrower's note dated January 20, 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 January 15, 1991

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, together with buildings and improvements in the County of Greenville, State of South Carolina, on the Northern side of Camden Drive in Gantt Township, being shown and designated as Lot No. 143 on a plat of ROCKVALE, Section 2, made by J. Mac Richardson, dated July, 1959, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book QQ, Page 109, reference to which is hereby craved for the metes and bounds, thereof.

This is the same property conveyed to Anna Grace P. Suttles on August 27, 1971 by deed from A. J. PRINCE BUILDERS, INC., and recorded in the RMC Office for Greenville County, S. C. on August 27, 1971 in Deed Book 923, Page 590.

which has the address of Lot 143, Camden Drive, Piedmont, South Carolina 29673 (herein "Property Address");
(Street) (City) (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 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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