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GREENVILLE S.C.
Nov 30 9 43 AM '84
DONNIE S. WERSLEY
R.M.C.

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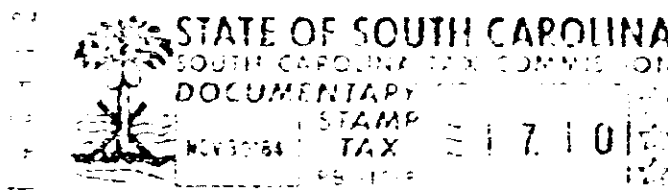
MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on November 26, 1984. The mortgagor is Hollis H. McCarter ("Borrower"). This Security Instrument is given to AMERICAN FEDERAL BANK, FSB, which is organized and existing under the laws of THE UNITED STATES OF AMERICA, and whose address is POST OFFICE BOX 1268, GREENVILLE, SOUTH CAROLINA 29602 ("Lender"). Borrower owes Lender the principal sum of Fifty-Seven Thousand and No/100ths Dollars (U.S. \$57,000.00). This debt is evidenced by Borrower's note dated the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not paid earlier, due and payable on December 1, 2014. This Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and modifications; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in Greenville County, South Carolina:

All that certain piece, parcel or tract of land situate, lying and being near the City of Fountain Inn in the County of Greenville, State of South Carolina on the western side of Green Pond Road containing 2.96 acres according to a survey by J. L. Montgomery dated June 20, 1983, a plat of which is recorded in the RMC Office for Greenville County, South Carolina in Plat Book 9-U, Page 97, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western right of way of Green Pond Road at the southwestern corner of property now or formerly of Coleman Estates and running thence with the western right of way of said Green Pond Road, S. 37-26 E. 200 feet to an iron pin; thence leaving the right of way of Green Pond Road and running S. 52-39 W. 450.0 feet to an iron pin; thence N. 21-41 W. 443.8 feet to an iron pin; thence along the line of property now or formerly of Coleman Estates, N. 87-13 E. 400.7 feet to an iron pin, the point of beginning.

The above described property is the same property conveyed to the mortgagor by deed of Ralph H. McCarter recorded July 1, 1984 in the RMC Office for Greenville County in Deed Book 1191, Page 597.



which has the address of Rt. 3, Green Pond Road Fountain Inn
[Street] [City]
South Carolina 29644 ("Property Address")
[Zip Code]

TO HAVE AND TO HOLD such property 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 rights and stock and all fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument 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 and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.