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DONNIE S. FISHERSLEY
R.M.C.

MORTGAGE

BOOK 1602 PAGE 307

THIS MORTGAGE is made this 12th day of April 1983, between the Mortgagor, ROBERT L. BELL AND MARIAN C. BELL (herein "Borrower"), and the Mortgagee, AMERICAN FEDERAL SAVINGS AND LOAN ASSOCIATION, 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").

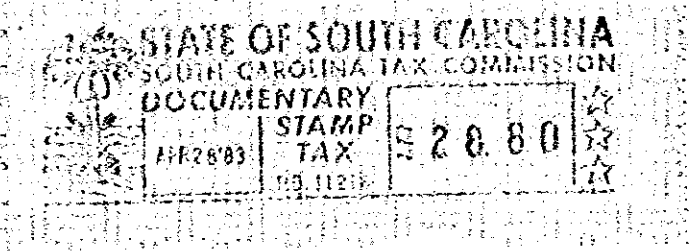
WHEREAS, Borrower is indebted to Lender in the principal sum of SEVENTY-TWO THOUSAND AND NO/100 Dollars, which indebtedness is evidenced by Borrower's note dated April 12, 1983 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on May 1, 2013;

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 lot of land situate, on the northwest side of Dameron Avenue and in the southwest side of Lacey Avenue in the City of Greenville in Greenville County, South Carolina, being shown as Lot No. 35 on plat of Section F of Gower Estates, recorded in the RMC Office for Greenville County, S. C. in Plat Book JJJ, Page 99 on plat made by R. K. Campbell and Webb Surveying & Mapping Co., November 1965, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwest side of Dameron Avenue at the joint front corner of Lots No. 35 and 36 and runs thence along the line of Lot No. 36 N. 41-27 W. 212 feet to an iron pin; thence N. 46-05 E. 60 feet to an iron pin on the southwest side of Lacey Avenue; thence along Lacey Avenue S. 69-48 E. 175.2 feet to an iron pin; thence with the curve of Lacey Avenue and Dameron Avenue (the chord being S. 23-18 E. 45.5 feet) to an iron pin on the northwest side of Dameron Avenue; thence along Dameron Avenue S. 35-05 W. 59.7 feet to an iron pin; thence with the curve of Dameron Avenue (the chord being S. 43-54 W. 69.2 feet) to the beginning corner.

Derivation: Deed Book 1178, Page 199 - William R. Hall and Patricia C. Hall 12/1/82



which has the address of 47 Dameron Road, Gower Estates, Greenville (City), S. C. 29607 (State and Zip Code) (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 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.

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