FILED
JUN29 1983 - E

MORTGAGE

Documentary Stamps are figured on the amount financed: \$ 9,057.64

| ie S. Tankersky, [7] THIS MORTGAGE is made this | 1st | day ofday of |
|---|-----------------|--|
| 1983 between the Mortgagor, Ch | arles Neely.a | and Polly Neely |
| AMÉRICAN FEDERAL SAVINGS | herein "E) | Sorrower"), and the Mortgagee, |
| under the laws of THE UNITED S | TATES OF AMERIC | CA, whose address is. ivi EASI, MASHING IO |
| STREET, GREENVILLE, SOUTH | CAKOLIŅĀ | (herein "Lender"). |

Whereas, Borrower is indebted to Lender in the principal sum of Twelve Thousand Six Hundred Twenty Dollars & Forty Cents Dollars, which indebtedness is evidenced by Borrower's note dated June 1, 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 June 1, 1988

All that piece, parcel or lot of land situate, lying and being on the southern side of Gibson Circle near White Horse Road, in Greenville County, South Carolina, containing .87 acres, more or less, being a portion of property shown on a survey of H. Z. Jones, recorded in the RMC office for Greenville, County, in Plat Book FF, at Page 525, and having according to a plat of the property of C. R. Carter and Stella Carter made by W. R. Williams, Jr., R.L.S., dated May 14, 1970, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Gibson Drive at the corner of property sold by C. R. Carter to Charles Neeley and running thence along Neeley's line S. 10-52 W., 416 feet to an iron pin in the line of property now or formerly owned by Jones; thence along Jones line S. 74-58 E., 85 feet to an iron pin; thence along property now or formerly owned by C. R. Carter N. 10-17 E., 259.5 feet to an iron pin; thence continuing along said Carter property line N. 26-28 E., 100 feet to an iron pin; thence still continuing along said Carter property N. 11-35 E., 58.4 feet to an iron pin on Gibson Circle; thence along the southern side and through a portion of Gibson Circle N. 74-58 W., 110 feet to an iron pin at the beginning corner.

This being the same property coveyed to mortgagor herein by deed of Raymond H. Carter and Betty J. Carter recorded December 30, 1977, in the RMC Office for Greenville County in Deed Book 1071 at Page 72.

As part of the consideration for the purchase of this property Grantees hereby assume and agree to pay that certain real estate mortgage given by the Grantor herein to C N Mortgages, Inc. in the original principal amount of \$8,990.66 recorded in the RMC office for Greenville County on the day of January, 1978, in Volume 1420 of Real Estate Mortgages at Page 304, and having an approximate balance of \$7552.33.

This conveyance is made subject to all restrictions, set back lines, roadways, easements and rights of way, if any, appearing(Continued) which has the address of Route #1 Gibson Drive Greenville

South Carolina 29611 (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 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.

SOUTH CAROLINA -- 1 to 4 Family 6 75 ENMAFFHENC UNIFORM INSTRUMENT

9,057.64

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