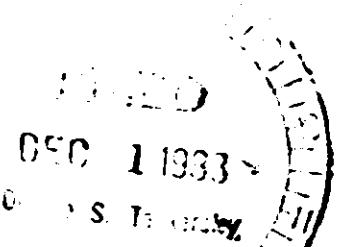


Documentary Stamps are figured on the amount shown as \$ 10,000.00.

MORTGAGE



THIS MORTGAGE is made this 31st day of October 1983, between the Mortgagor, Vance W. Cline and Jane W. Cline (same as Vance W. Cline Jr. (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 Nineteen Thousand Two Hundred... Thirty Eight dollars 40/100 Dollars, which indebtedness is evidenced by Borrower's note dated October 31, 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 November 10, 1993.

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 certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, on the western side of West Augusta Place in the City of Greenville, and being shown as the rear portion of Lots 18 and 19 on a plat of the property of D. W. Cochran, recorded in Plat Book I at Pages 92 and 93 and being described on a more recent plat of property of F. L. Waters, dated January 28, 1963, prepared by Carolina Engineering and Surveying Company, as follows:

BEGINNING at an iron pin on the southern side of West Augusta Place, said pin being at the rear corner of Lot 19 as shown on first mentioned plat, and running thence with the southern side of West Augusta Place S. 33-54 E. 52 feet; thence continuing S. 57-08 E. 71.3 feet to an iron pin; thence S. 57-11 W. 29.4 feet to an iron pin in the common line of Lots 18 and 19; thence S. 35-54 W. 20 feet, more or less, to an iron pin at the rear corner of a lot now or formerly belonging to F. L. Waters; thence with the rear line of said lot S. 51-25 W. 64.3 feet to an iron pin in the joint line of Lots 19 and 20; thence N. 34-10 W. 120 feet to an old iron pin; thence N. 38-13 E. 68.2 feet to an old iron pin, the point of beginning.

Derivation: Deed of F. L. Waters recorded May 6, 1963 in Deed Book 722 at Page 145.

All that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, City of Greenville, on the southern side of West Augusta Place being shown and designated on survey for R. E. Gregory and Company, dated September 15, 1976, prepared by W. R. Williams, Jr., Engineer, recorded in Plat Book 5-T at Page 84, as follows:

BEGINNING at an iron pin on the southern side of West Augusta Place and running thence S. 33-31 W. 37.5 feet to an iron pin; thence N. 35-54 W. 23 feet to an iron pin; thence N. 57-11 E. 29.4 feet to an iron pin on the southern side of West Augusta Place; thence along said street S. 57-08 E. 3.6 feet to an iron pin; thence S. 76-31 E. 6.5 feet to an iron pin, the point of beginning.

Derivation: Deed of R. E. Gregory and Company Ltd. recorded October 8, 1976 in Deed Book 1044 at Page 265.

which has the address of 118 W. Augusta Place, Greenville, SC 29605 (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.

GC10 -3 DE 183 050 4.0000

RECORD

1983