

FILED
GREENVILLE, S.C.

VOL 1693 PAGE 357

DEC 10 8 37 AM '84

DONNIE S. ANNERSLEY
R.H.C.

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MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on November 29, 1984. The mortgagor is Clemie E. Smith

("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 Five Thousand Five Hundred Thirty Five and 36/100 Dollars (U.S. \$ 5,535.36). 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 10, 1988. This Security Instrument

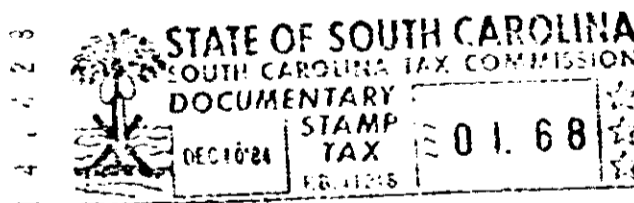
secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and modifications; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this Security Instrument; and (c) the performance of Borrower's 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 piece, parcel or lot of land in Greenville County, State of South Carolina, Highland Township, about two miles South of the Camp Creek Baptist Church and on a public road leading to said church and Pack's Mountain, and being shown as a part or the southern one-half of a 2 acre lot on plat made for Leacy McMillian Patterson by W.N. Willis, surveyor, dated June 6, 1969 and revised September 9, 1970, recorded in Plat Book UUU page 197A in the RMC Office for Greenville County, and having the following metes and bounds, to-wit:

BEGINNING at a point in the center of said road (iron pin set back at 10 feet) and running thence S. 65-10 W., 300 feet to an iron pin; thence N. 19-30 W., 150 feet to a point; thence N. 65-10 E., 300 feet to a point in center of a public road; thence with said road, S. 19-30 E., 150 feet to the beginning corner, containing one (1) acre more or less.

This property is subject to all restrictions, easements, rights of way, roadways and zoning ordinances affecting the above described property.

This is that same property conveyed to Mortgagor by deed of James R. Cooper, recorded in the RMC Office for Greenville County on March 15, 1976 in Deed Book 1033, at page 6.



which has the address of Route 1, Noe Road Taylors, S. C.
South Carolina 29687 ("Property Address");
[Street] [City]
[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.

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