

MORTGAGE

Documentary Stamps are figured on the amount financed: \$ 50,102.08

THIS MORTGAGE is made this 26th day of March 1984 between the Mortgagor, Dale E. May (herein "Borrower"), and the Mortgagee, American Federal, FSB, 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 Ninety-Five Thousand-Seven Hundred Ninety-One and 20/100 Dollars, which indebtedness is evidenced by Borrower's note dated March 26, 1984 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on 4-1-94

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 situate, lying, and being in the State of South Carolina, County of Greenville, being shown and designated as Lot No. 9 on a plat of property of Joe Williams dated June 3, 1964, recorded in the RMC office for Greenville County in Plat Book GGG at Page 257 and having, according to said plat, such metes and bounds as are more fully shown thereon.

This is that same property conveyed by deed of James Brown and Aileen Brown to DALE E. MAY dated May 13, 1982 and recorded May 17, 1982 in Deed Book 1166 at Page 956 in the RMC Office for Greenville County, SC.

ALSO ALL that certain piece, parcel, or lot of land situate, lying and being in the State of South Carolina, County of Greenville, on the Western side of Bethel Road and known and designated as Lot No. 10 of the property of Joe Williams recorded in the RMC Office for Greenville County in Plat Book GGG at Page 257 and having, according to said plat, such metes and bounds as are more fully shown thereon.

This is that same property conveyed by deed of Kenneth L. Cassell to DALE E. MAY dated July 31, 1981 and recorded February 17, 1982 in Deed Book 1162 at Page 572 in the RMC Office for Greenville County, SC.

THIS mortgage also includes a 1980 W.B.S. Artcraft Vanguard MBH serial # VG-302-8887 A & B.

which has the address of 447 Bridges Road Simpsonville, SC 29662 (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 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.

01210

14328 W-2