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REC-10

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### MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on July 25,  
 1984. The mortgagor is Walter Glenn Brackin, Jr., and Martha Dobbins Brackin  
 ("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 One Hundred Fifty Thousand and no/100  
Dollars (U.S. \$ 153,600.00). 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 August 1, 2014. 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 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. 172  
 as shown on a plat entitled CHANTICLEER, Section V, made by Webb Surveying and Map-  
 ping Company dated July, 1970, recorded in the RMC Office for Greenville County in  
 Plat Book 4F at Page 41 and having, according to a more recent survey by Freeland  
 & Associates for Walter Glenn Brackin, Jr., and Martha Dobbins Brackin dated July 13,  
 1984, recorded in said RMC Office in Plat Book 10V at Page 41, the following  
 metes and bounds, to-wit:

BEGINNING at an iron pin on Garden Trail at the joint front corner of Lots 172 and  
 171 and running thence S. 35-56 E. 174.41 feet to an iron pin; thence S. 36-21 W.  
 119.27 feet to an iron pin on Bachman Court; thence along said Court, N. 49-45 W.  
 100.01 feet to an iron pin and N. 41-18 W. 70.0 feet to an iron pin at the intersec-  
 tion with Garden Trail; thence N. 01-20 E. 32.88 feet to an iron pin on Garden Trail;  
 thence along said Trail, N. 45-57 E. 125.40 feet to an iron pin, point of beginning.

This being the same property conveyed to mortgagors by deed of Warren J. Kenney and  
 Edith H. Kenney dated July 25, 1984, recorded simultaneously herewith.

RECORDED IN THE OFFICE OF THE CLERK OF THE COURT FOR THE COUNTY OF GREENVILLE, SOUTH CAROLINA  
 ON 11/12/84 AT 11:12 AM  
 STAMP TAX 240.00

6070 5 JUL 25 84 021

which has the address of 101 Garden Trail, Greenville  
 [Street] [City]  
South Carolina 29605 ("Property Address");  
 [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 seized 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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