

06. 5. 80
S. C.
JUN 25 '81
WASLEY

LONG, BLACK & GASTON

MORTGAGE

THIS MORTGAGE is made this 25th day of June 19. 81, between the Mortgagor's DANIEL J. CRISE AND SHIRLEY E. CRISE (herein "Borrower"), and the Mortgagee, AMERICAN FEDERAL SAVINGS AND LOAN ASSOCIATION a corporation organized and existing under the laws of SOUTH CAROLINA whose address is 101 EAST WASHINGTON STREET, GREENVILLE, SOUTH CAROLINA (herein "Lender").

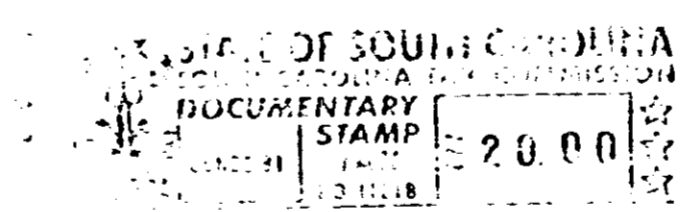
WHEREAS, Borrower is indebted to Lender in the principal sum of FIFTY THOUSAND DOLLARS AND NO/100 Dollars, which indebtedness is evidenced by Borrower's note dated June 25, 1981 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on June 1, 2011.

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 the buildings and improvements thereon, lying and being on the southerly side of White Water Court, near the City of Greenville, S. C., and being designated as Lot 172 on plat entitled "Map No. 2, Section One, Sugar Creek", as recorded in the RMC Office for Greenville County, S. C., in Plat Book 4R, page 85 and having, according to a more recent plat prepared by Freeland and Associates, dated June 23, 1981, entitled "Property of Daniel J. Crise and Shirley E. Crise", the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southerly side of White Water Court, joint front corner of Lots 172 and 173 and running thence along common line of said lots S. 04-06-41 W. 145.64 feet to an iron pin in the line of Lot 185; thence along the common line of Lots 172 and 185 S. 64-13-45 W. 94.09 feet to an iron pin; thence N. 26-40-07 W. 162 feet to an iron pin; thence N. 64-55-22 E. 145 feet to an iron pin on White Water Court; thence along said Court on a curve the chord of which is S. 61.156 E. 41.69 feet to an iron pin, the point of beginning.

THIS is the same property conveyed to the Mortgagor's herein by deed of Benjamin J. Sellers and Janet A. Sellers, dated June 25, 1981, and recorded simultaneously herewith.



which has the address of 213 White Water Court Greer South Carolina 29651 (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.

6070 --- JUN 25 91 1033

A. C. C. T.

1545 242

4328 RV-2