



MORTGAGE

THIS MORTGAGE is made this 22nd day of January 1982, between the Mortgagor, Bennie L. Freeman

(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 ~~Four thousand, twenty-three and 36/100~~ Dollars, which indebtedness is evidenced by Borrower's note dated 1/22/82 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on February 1, 1985

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 in the State of South Carolina, County of Greenville in Butler Township on the east side of Garrett Road, and being known and designated as Parcel B on plat of property of J. T. Black made by John R. Long and Associated dated July 1, 1980 and recorded in the R/C Office for Greenville County, South Carolina in Plat Book 8-A, Page 55 and having according to said plat the following metes and bounds to-wit:

BEGINNING at an iron pin on the East side of Garrett Road at the joint corner of parcel A. and parcel B. and runs thence along the line of parcel A, N. 64-47 E. 175 feet to an iron pin; thence S. 25-52 E. 70 feet to an iron pin; thence S. 64-47 W. 175 feet to an iron pin on the East side of Garrett Road; thence along Garrett Road, N. 25-52 W. 70 feet to the beginning corner.

This being the same property conveyed by deed of J. T. Black to Bennie L. Freeman, dated and recorded 7/18/80, in Volume 1129, at Page 465, in the R/C Office for Greenville County, SC.

which has the address of 5 Garrett Drive, Greenville, SC 29607

(Street) (City)
..... (herein "Property Address");
(State and Zip Code)

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.

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