

FILED
GREENVILLE CO. S.C.

MAR 11 10 16 AM '83

DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE

BOOK 1597 PAGE 600

THIS MORTGAGE is made this 10 day of March
19 83, between the Mortgagor, Elizabeth Joan Fowler and Joseph Gordon Hedrick
(herein "Borrower"), and the Mortgagee,
AMERICAN FEDERAL SAVINGS AND LOAN ASSOCIATION, 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").

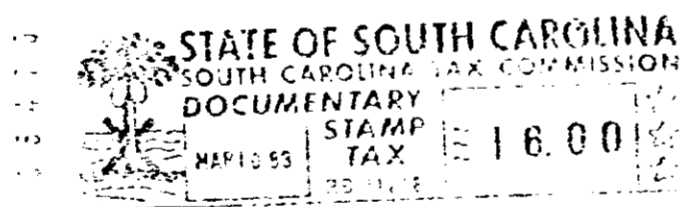
WHEREAS, Borrower is indebted to Lender in the principal sum of forty thousand and no
hundredths (\$40,000.00) Dollars, which indebtedness is evidenced by Borrower's note
dated March 10, 1983 (herein "Note"), providing for monthly installments of principal and interest,
with the balance of the indebtedness, if not sooner paid, due and payable on September 1, 2013

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 piece, parcel, or lot of land, with improvements thereon, lying,
situate, and being in the County of Greenville, State of South Carolina
containing 4.70 acres, more or less, located on the southwestern side of
New Bruce Road, and being particularly shown and described on a plat and
survey entitled "Survey for Elizabeth Joan Fowler and Joseph Gordon He-
drick," prepared by R.B. Bruce, R.S., on Nov. 22, 1982, revised on March
8, 1983, and recorded in plat book 9-0 p. 18, RMC Office for Green-
ville County.

This property was conveyed to the Mortgagors herein by deed of Dean
Fowler, Velma B. Fowler, Wayne Tate, and Thelma B. Tate, recorded in
deed book 1181, p. 72, RMC Office for Greenville County, dated January
17, 1983.

Tax Parcel Number 0631.09-01-006.06



which has the address of Route 3, New Bruce Road, Greer,
(Street) (City)
SC 29651 (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 improve-
ments 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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4328-RV-27