

MORTGAGEDocumentary Stamps are figured on
the amount financed: \$ 11,383.56

THIS MORTGAGE is made this 9 day of February, 1983, between the Mortgagor, Stephen A. Pike and Beth Lyn W. Pike (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 Twenty two thousand, seven hundred, eighty-two and 00/100 Dollars, which indebtedness is evidenced by Borrower's note dated February 9, 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 February 1, 1993;

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 containing 1.09 acres excluding road rights-of-way and being shown on a survey for Stephen A. and Beth Lyn W. Pike, prepared by C.O. Riddle, RLS, on November 12, 1982 which plat is recorded in the RMC Office for Greenville County in Plat Book 9-K at Page 79 and which property has, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin in the center of Tanner Road (said iron pin lying 2997.5 feet from the intersection with Butler Road) and running thence along the joint boundary with Carolin Pike Cox N. 39-30 E., 228.36 feet to a point in the center of a gully; thence with the gully as a line, the traverse of which is S. 67-00 E., 88.17 feet to a point thence N. 76-37 E., 64.85 feet to a point, thence S. 63-26 E., 88.2 feet to a point, thence turning and running along the front boundary of other property of the Grantor S. 48-30 W., 349.87 feet to an iron pin in the center of Tanner Road; thence along the center of Tanner Road N. 42-28 W., 95.28 feet to an iron pin; thence N. 43-32 W., 61 feet to the point of beginning. (16 (65) 539.1-1- 6.5 out of = 539.1-1-6.3)

This is a portion of that property deeded to the Grantor by W.M. Pike by deed recorded June 7, 1962 in Deed Book 699 at Page 525 in the RMC Office for Greenville County.

This conveyance is made subject to any restrictions, right-of-ways, or easements that may appear of record, on the recorded plat(s) or on the premises.

This being the same property conveyed to Stephen A. Pike and Beth Lyn W. Pike, Their Heirs and Assigns forever, by deed of Lewis M. Pike, dated December 29, 1982 and recorded December 30, 1982, Deed Volume 1180 Page 57 of the RMC Office for Greenville County, S.C.

RECORDED
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which has the address of Rt. 10 Tanner Rd., Greenville, South Carolina 29607 (herein "Property Address");
[Street] [City]
[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.

4328-RV-21