

GREENVILLE FILED
MAY 27 4 36 PM '83
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MORTGAGE

THIS MORTGAGE is made this twenty-third day of May, 1983, between the Mortgagor, Don F. Corbin and Betty W. Corbin (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").

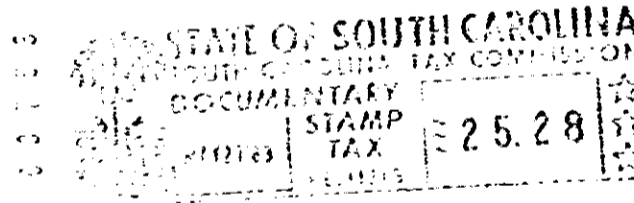
WHEREAS, Borrower is indebted to Lender in the principal sum of Sixty-Three Thousand One Hundred Three and No/100 (\$63,103.00) Dollars, which indebtedness is evidenced by Borrower's note dated May 23, 1983 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on June 5, 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 piece, parcel or lot of land in Greenville County, State of South Carolina, on the eastern side of Covington Road, near the City of Greenville, being shown as Lot No. 145 on plat of Section 3 of Northwood Hills recorded in Plat Book YY at Page 37, and described as follows:

BEGINNING at an iron pin on the eastern side of Covington Road at the corner of Lot 144, and running thence with the eastern side of said Road N. 28-42 E. 135 feet to an iron pin at the corner of Lot 146; thence with the line of said lot S. 62-10 W. 180 feet to an iron pin in the line of Lot 140; thence with the line of Lots 140 and 141 S. 26-35 W. 129.5 feet to an iron pin at the corner of Lot 144; thence with the line of said Lot N. 63-57 W. 185 feet to the beginning corner.

THIS is the identical property conveyed to Don F. Corbin by deed of Colonial Company, Inc. dated September 11, 1967 and recorded in the R.M.C. Office for Greenville County in Deed Book 828 at Page 203. Don F. Corbin conveyed one-half interest to Betty W. Corbin by deed dated September 9, 1981, and recorded in Deed Book 1154 at Page 931.



which has the address of 212 Covington Road Greenville, S. C. 29609 (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 seised 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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