

GREY
JUN 1 1 51 PM '83
DONA... R.M.C. SLEY

BOOK 1639 PAGE 118

MORTGAGE

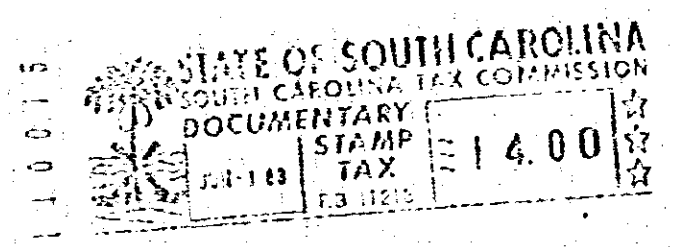
THIS MORTGAGE is made this... 26th... day of... May... 19.83, between the Mortgagor, Thomas J. Gilmore and Marsha H. Forrester (herein "Borrower"), and the Mortgagee, AMERICAN FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of... THE UNITED STATES OF AMERICA, whose address is 101 EAST WASHINGTON STREET, GREENVILLE, SOUTH CAROLINA (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of... Thirty-five Thousand and no/100... Dollars, which indebtedness is evidenced by Borrower's note dated May 26, 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 1, 2003.

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 all buildings and improvements thereon, situate, lying and being on the northeastern corner of the intersection of Church Street with North Miller Street in the City of Greer, Greenville County, South Carolina and being all that lot of land as shown on a plat entitled PROPERTY OF LILLIAN F. SMITH ESTATE made by John A. Simmons dated September 28, 1979 recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 7-U at Page 10, reference to said plat is hereby craved for the metes and bounds thereof.

The above property is the same property conveyed to Thomas J. Gilmore by deed of Mildred K. Smith recorded July 17, 1981 in Deed Book 1151 at Page 985 and conveyed to Marsha H. Forrester by deed of Thomas J. Gilmore recorded March 22, 1982 in Deed Book 1164 at Page 188.



CGTQ -----3 JUN 1 83 034

which has the address of... 116 West Church Street... Greer... (Street) (City) S.C. 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 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.

4-0000

3
4
7
0

4328 RW-2