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ATTN: COMMERCIAL  
LENDING DIVISION

BOOK 1632 PAGE 702

FILED  
GREENVILLE CO. S.C.

MORTGAGE

THIS MORTGAGE is made <sup>KEY</sup> 26th day of October  
1983, between the Mortgagor, Charles E. Anderson  
(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 Ninety Thousand and  
No/100 (\$90,000.00) Dollars, which indebtedness is evidenced by Borrower's note  
dated October 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 December 1, 1988

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, tract or lot of land in the County  
of Greenville, State of South Carolina, in Saluda Township near  
Travelers Rest, containing 10.0 acres and shown on Plat of Property  
of Charles E. Anderson and Terry K. Anderson prepared by W. R.  
Williams, Jr., Engineer/Surveyor, dated March 6, 1978, and recorded  
in the R.M.C. Office for Greenville County, South Carolina in Plat  
Book 6P, at Page 50, and having according to said plat the following  
metes and bounds, to-wit:

BEGINNING at an old iron pin in the right of way of Mitchell Heights  
Road, such iron pin being 1/4 mile from Tilley Road and running thence  
N 30-30 W 28.3 feet to a point, the POINT OF BEGINNING: from the  
Point of Beginning running down Mitchell Heights Road S 60-59 W 102.6  
feet to a nail and cap, thence S 53-31 W 163.4 feet to a nail and cap,  
thence S 70-39 W 100.0 feet to a nail and cap; thence turning and  
running N 11-16 E 1224.2 feet to a point along Weir's Creek; thence  
turning and running along such creek, the courses distances of which  
are S 70-11 E 19.5 feet, S 35-11 E 287.0 feet, S 56-56 E 300.2 feet,  
S 19-36 E 256.9 feet, to an old iron pin corner of property now or  
formerly of Drobnick; thence turning and running S 48-54 W 553.8 feet  
to a point along the side of Mitchell Heights Road; thence along the  
side of Mitchell Heights Road N 84-30 W 35.6 feet to an old iron pin;  
thence S 30-30 E 15.0 feet to a point in the right of way of Mitchell  
Heights Road, the Point of Beginning.

This is part of the same property conveyed by J. D. Casteel to Charles  
E. Anderson by deed dated June 20, 1977 and recorded in the Greenville  
R.M.C. Office at Volume 1059, page 119.

This property is subject to existing easements, restrictions, and  
rights-of-way upon or affecting said property.

which has the address of... Route 3, Box 360C, Mitchell Heights Road, Travelers Rest,  
[Street] [City]  
... SC 29690 (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 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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