

Documentary Stamps are figured on
the amount hereof: \$ 17,060.84.**MORTGAGE**

THIS MORTGAGE is made this 11th day of November,
1983, between the Mortgagor, Thomas L. and Patsy A. Lanning
(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 Three
Hundred Twenty-Six and 24/100 Dollars, which indebtedness is evidenced by Borrower's note
dated November 11, 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 November 10, 1987

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
situate, lying and being on the northeastern side of Driftwood Drive in
Greenville County, South Carolina being shown and designated as Lot No. 17
on a plat of the Property of William R. Timmons, Jr. made by C. O. Riddle
dated July, 1967 recorded in the R.M.C. Office for Greenville County,
S.C. in Plat Book 000 at Page 137, reference to which is hereby craved
for the metas and bounds thereof.

The above property is the same property conveyed to Charles E. Skelton
and Georgia M. Skelton by deed of William E. Black, et al, recorded in
Deed Book 1656 at Page 823 on May 12, 1977 and is hereby conveyed
subject to all rights of way, easements, conditions, public roads and
restrictive covenants reserved on plats and other instruments of public
record and actually existing on the ground affecting said property.

Grantees assume and agree to pay Greenville County property taxes for
the tax year 1979 and subsequent years.

As a part of the consideration of this deed the grantees agree and
assume to pay in full the indebtedness due on the note and mortgage
covering the above described property owned by Fidelity Federal Savings
and Loan Association in the original amount of \$39,600.00 recorded in the
R.M.C. Office for Greenville County, S.C. in Mortgage Book 1397 at
Page 946, which has a present balance due in the sum of \$39,233.58.
Derivation: This is the same property conveyed by deed of Charles
E. and Georgia M. Skelton unto Thomas L. and Patsy D. Lanning, dated
October 6, 1978 recorded October 6, 1978 in volume 1089 at page 442
of the R.M.C. Office for Greenville County, Greenville, S. C.

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which has the address of Route 6, Box 546, Piedmont, S. C. 29673
(Street) (City)
..... (herein "Property Address");
(State and Zip Code)

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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.