

FILED  
GREENVILLE S.C.

**MORTGAGE**

VOL 1860 PAGE 51

APR 30 4 35 PM '84

THIS MORTGAGE is made this 27th day of April 1984, between the Mortgagee, Paul D. Newland and Debra D. Newland (herein "Borrower"), and the Mortgagee, AMERICAN FEDERAL BANK, FSB, 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").

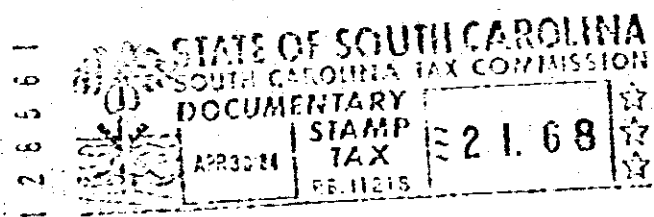
WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty-four Thousand One Hundred Fifty and no/100 (\$54,150.00) Dollars, which indebtedness is evidenced by Borrower's note dated April 27, 1984 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on May 1, 2014;

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 situate, lying, and being in the State of South Carolina, County of Greenville, Chick Springs Township, near Taylors, being shown and designated as Lot No. 49 of a subdivision known as HEATHWOOD according to a survey and plat recorded in the RMC Office for Greenville County in Plat Book KK at Page 35 and having, according to a more recent survey and plat prepared by Freeland and Associates recorded in said RMC Office in Plat Book 10.0 at Page 84, the following metes and bounds, to-wit:

BEGINNING at an iron pin on Whitman Drive at the joint front corner of Lots 49 and 48 and running thence S. 80-06 E. 200 feet to an iron pin; thence S. 9-54 W. 100 feet to an iron pin; thence N. 80-06 W. 200 feet to an iron pin on Whitman Drive; thence along said Drive, N. 9-54 E. 100 feet to an iron pin, point of beginning.

This being the same property conveyed to mortgagors by deed of Teddy D. Wilson and Sylvia B. Wilson recorded simultaneously herewith.



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which has the address of 13 Whitman Drive Taylors, SC 29687 (herein "Property Address");

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.

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