

GREENVILLE
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MORTGAGE
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GREENVILLE

THIS MORTGAGE is made this 23rd day of June 1984, between the Mortgagor, Mark F. and Gail S. Lang (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").

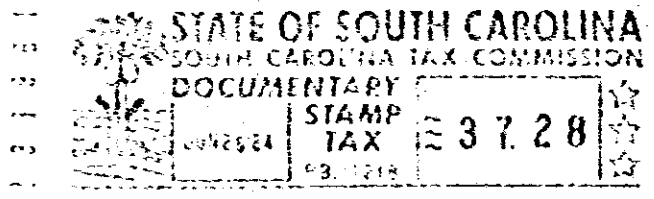
WHEREAS Borrower is indebted to Lender in the principal sum of Ninety-three thousand one hundred and fifty dollars, which indebtedness is evidenced by Borrower's note dated (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on July 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 on the eastern side of Swindon Circle, in Greenville County, South Carolina, being shown and designated as Lot 141, on a plat of Sec. 2, Kingsgate, recorded in the RMC Office for Greenville County, South Carolina in Plat Book 5-D, at Page 23, and having according to said plat the following metes and bounds, to-wit:

Beginning at a point on the southern side of Swindon Circle at the joint front corner of Lots 141 and 142 and running thence along the common line of said Lots S. 25-49 E. 135.2 feet to a point; thence along the common line of Lots 140 and 141 N. 64-13 E. 148.4 feet to a point on the eastern side of Swindon Circle; thence along Swindon Circle N. 19-00 W. 95.0 feet to a point; thence following the curve of the intersection N. 19-12 E. 39.5 feet to a point on the southern side of Swindon Circle; thence along the said Swindon Circle N. 57-23 E. 110.0 feet to the point of beginning.

Property conveyed by deed of Robert J. & Jeanne P. Koeberlein in Deed Book 1215 Page 693 on June 26, 1984.



SECTION 1 JN2684 601 4.0001

which has the address of 140 Swindon Circle Greenville, S.C. 29615 (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 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.

