

GREENVILLE, S.C.
OCT 1 12 25 PM '84
DUNN & GIBBS
RECORDERS

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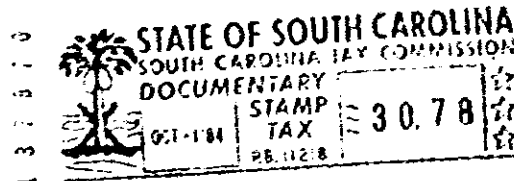
MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on September 28, 1984. The mortgagor is James P. Burns and Barbara Jean Fraser ("Borrower"). This Security Instrument is given to Alliance Mortgage Company, A Florida Corporation, which is organized and existing under the laws of The United States, and whose address is Jacksonville, Florida ("Lender"). Borrower owes Lender the principal sum of One Hundred Two Thousand Six Hundred and NO/100 Dollars (U.S. \$ 102,600.00). This debt is evidenced by Borrower's note dated the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not paid earlier, due and payable on October 1, 2014. This Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and modifications; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in Greenville County, South Carolina:

ALL that certain piece, parcel or lot of land, situate, lying and being in the County of Greenville, State of South Carolina, being shown and designated as Lot 38 on plat of OAKFERN, Section 2, recorded in the RMC Office for Greenville County in plat book 6-H at Page 53; being more particularly described by plat entitled "Property of James P. Burns and Barbara Jean Fraser" dated September 27, 1984, and recorded in the RMC Office for Greenville County in Plat Book 10-4 at Page 61 of even date herewith. Said plat being craved

This conveyance is subject to all restrictions, setback lines, roadways, easements and rights-of-way, if any, appearing of record, on the premises, or on the recorded plat, which affect the property hereinabove described.

This being the same property conveyed to Mortgagors herein by deed of C. B. Wrenn, Jr., and Sandra B. Wrenn, dated September 28, 1984, and recorded in the RMC Office for Greenville County, SC of even date herewith.



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which has the address of 108 Oakfern Court Simpsonville
[Street] [City]
South Carolina 29681 ("Property Address")
[Zip Code]

TO HAVE AND TO HOLD such property 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 rights and stock and all fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument 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 and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.