

FILED
GREENVILLE CO. S.C.

DEC 31 12 19 PM '84

DONNIE S. TAYLORSLEY
R.M.C.

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MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on December 31,
19.84 The mortgagor is Stephen T. Moore and Donna R. Moore
 ("Borrower"). This Security Instrument is given to
AMERICAN FEDERAL BANK, FSB, which is organized and existing
 under the laws of THE UNITED STATES OF AMERICA, and whose address is POST OFFICE BOX 1268,
GREENVILLE, SOUTH CAROLINA 29602 ("Lender").
 Borrower owes Lender the principal sum of Sixty-six thousand, one hundred, sixty-two and no/100
Dollars (U.S. \$66,162.00). 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 January 15, 1995. 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 piece, parcel or lot of land, with all buildings and
 improvements, situate, lying and being on Bailey Mill Road, in
 Greenville County, South Carolina, being shown as western point
 of Tract No. 1, Block 1, Page 655.4 of Greenville County Block
 Book and being more particularly described as follows:

BEGINNING at a point in the bend of road and running thence, S.
 64-45 W. 471 feet to a pin; thence S. 54-20 W. 229 feet to pin;
 thence S. 52-40 E. 537.4 feet to an iron pin; thence along property
 of Howard R. Lewis, Jr., N. 78-57 E. 233.1 feet to a nail and cap
 in center of Bailey Mill Road; thence with the center line of
 Bailey Mill Road in a northerly direction to point of beginning.

The above described property is the same conveyed to the Mortgagors
 by deed of Ray W. Bayne, Jr., dated May 25, 1976, recorded in the
 RMC Office for Greenville County, S. C. in Deed Book 1036, page
 999 on May 27, 1976.

The within mortgage is junior in lien to that certain mortgage
 given by Stephen T. Moore and Donna R. Moore to Fidelity Federal
 Savings and Loan Association (now American Federal Bank, FSB),
 recorded in the RMC Office for Greenville County, S. C. in Mortgage
 Book 1368, page 620 on May 27, 1976, in the original sum of
 \$52,800.00.

which has the address of Rt. 1, Bailey Mill Road, Travelers Rest
(Street) (City)
South Carolina 29690 ("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 seised 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.

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