

FILED
GREFNV: F 10 G
SEP 22 2 56 PM '83
DONNIE S. WATKINSLEY
R.M.C.

BOOK 86 PAGE 1162
BOOK 1627 PAGE 42

MORTGAGE

THIS MORTGAGE is made this twenty-second day of September
19 83, between the Mortgagor, F. Towers Rice
(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 Sixty-Seven Thousand Four
Hundred and No/100 (\$67,400.00) Dollars, which indebtedness is evidenced by Borrower's note
dated September 22, 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 first day of sixth (6th)
month following closing

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 situate, lying and being on the southeastern
side of Fox Ridge Place, near the City of Greenville, in the County of Greenville,
State of South Carolina, and known and designated as Lot No. 30 of a subdivision
known as Fox Ridge at Pebble Creek, Phase II, plat of which is recorded in the
R.M.C. Office for Greenville County in Plat Book 8-1 at Page 2, and having,
according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Fox Ridge Place at the joint
front corner of Lots 30 and 31, and running thence with the joint line of said
lots S. 60-21 E. 123.23 feet to an iron pin; running thence S. 28-55 W. 60 feet
to an iron pin at the joint rear corner of Lots 29 and 30; running thence with the
joint line of said lots N. 60-21 W. 123.23 feet to an iron pin on the southeastern
side of Fox Ridge Place; running thence with the southeastern side of said Place
N. 28-55 E. 60 feet to an iron pin, point of beginning.

THIS is the identical property conveyed to the Mortgagor herein by Preferred
Homes, Inc., by deed recorded in the R.M.C. Office for Greenville County September
1, 1982, in Deed Book 1173 at Page 180.

PAID AND SATISFIED IN FULL
THIS 23rd DAY OF Aug 1984

AMERICAN FEDERAL BANK, F.S.B.
FORMERLY AMERICAN FEDERAL
SAVINGS AND LOAN ASSOCIATION

BY W. B. James M.P.
WITNESSES [Signature]

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WILLIAM B. JAMES
AUG 27 1984 Attorney At Law

Donnie S. Watkinsley
R.M.C.

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REC'D
SEP 27 11 10 AM '83
MORTGAGE
RECORDS
GREENVILLE
SOUTH CAROLINA

