

P.O. Box 1268
Greenville, SC 29602



BOOK 1562 PAGE 324

THIS MORTGAGE is made this... Twelveth day of.... January
19. 82, between the Mortgagor, Wesley Travis Sauve
..... (herein "Borrower"), and the Mortgagee,
AMERICAN FEDERAL SAVINGS AND LOAN ASSOCIATION a corporation organized and existing
under the laws of SOUTH CAROLINA whose address is 101 EAST WASHINGTON
STREET, GREENVILLE, SOUTH CAROLINA (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Ten Thousand, one hundred
thirty-five & 80/100 Dollars, which indebtedness is evidenced by Borrower's note
dated 1/12/82 (herein "Note"), providing for monthly installments of principal and interest,
with the balance of the indebtedness, if not sooner paid, due and payable on 3/2/87

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, with all improvements
thereon, or hereafter constructed thereon, situate, lying and being in
the State of South Carolina, County of Greenville, in the town of
Simpsonville, on the southwestern side of a Frontage Road of U.S.
Highway No. 276, being shown and designated as Lot No. 59 on a plat of
Brentwood, Section I, made by Piedmont Engineers & Architects, dated
February 15, 1972, recorded in the RMC Office for Greenville County,
S.C., in Plat Book 4-N at page 62, reference to which is hereby craved
for the metes and bounds thereof.

This is the same property conveyed to the Grantor and Grantee herein by
deed of Rackley, Builder-Developer, Inc., dated March 8, 1973, and
recorded March 9, 1973, in Greenville County Deed Book 969 at Page 408.

This is the same property conveyed to Wesley Travis Sauve by Peggy M.
Sauve, dated October 19, 1981 and recorded January 12, 1982, in
Greenville County Deed Book 1161, page 48.

This conveyance is subject to all restrictions, setback lines, roadways,
zoning ordinances, easements and rights-of-way, if any, affecting the
above described property.

Grantee's address: 3412 Frontage Road, Simpsonville, S.C., 29681.

This conveyance acknowledges that the true legal and equitable owner of
the above real estate is and has been the grantee herein, he having made
the total contribution thereto. An undivided and complete title, legal
and equitable, should have been vested in the grantee ab initio.

which has the address of 3412 Frontage Road, Simpsonville,
[Street] [City]
S.C., 29681 (herein "Property Address");
[State and Zip Code]

To HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the improve-
ments 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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