



Documentary Stamps are figured on the amount financed: \$ 10,060.04

BOOK 1583 PAGE 431

MORTGAGE

THIS MORTGAGE is made this 23rd day of September 1982, between the Mortgagor, Laura C. Myers (herein "Borrower"), and the Mortgagee, AMERICAN FEDERAL SAVINGS AND LOAN ASSOCIATION, 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 Fifteen thousand fifteen dollars and 00/100 Dollars, which indebtedness is evidenced by Borrower's note dated Sept. 23, 1982 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on;

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 in Greenville County, State of South Carolina, on the Northern side of Trinity Way, near the City of Greenville, being shown as Lot 9 on a plat of Section 1 of Northwood Hills, recorded in Plat Book RR at page 15 and described as follows;

BEGINning at an iron pin on the Northern side of Trinity Way, at the corner of Lot 8 and running thence with the Northern side of said Way, N. 67-15 W. 135 feet to an iron pin; thence S. 66-15 E. 135.3 feet to an iron pin at corner of Lot 8; thence with the line of said lot, S. 22-45 W. 165.7 feet to the Beginning Corner.

This being the same property conveyed by deed of Ethel C. Berry to Herman M. Myers, Jr. & Laura Campbell Myers dated 9/12/60, recorded 9/13/60, in volume 658 at page 500 in the Greenville RMC office at Greenville, SC.

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which has the address of 412 Trinity Way Greenville SC 29609 (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.

101-49126

