

MORTGAGE

Documentary Stamps are figured on
the amount financed: \$ _____.

THIS MORTGAGE is made this 17th day of June
1983, between the Mortgagor, Anthony and Mary Franco
(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 Five thousand one hundred
seventy-eight and 84/100 Dollars, which indebtedness is evidenced by Borrower's note
dated June 17, 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 September 21, 1983

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 E.
side of Pine Creek Court, near the City of Greenville, S.C. in Greenville
County S.C. being shown and designated as lot 436, on a plat of Section
4 of Belle Meade, made by Dalton & Neves, Engineers, dated June, 1959,
and recorded in the RMC office for Greenville County, in plat Book QQ, at
page 103, and having, according to said Plat, the following metes and
bounds, to-wit:

BEGINNING at an iron pin on the SE side of Pine Creek Court at the joint
front corners of lots 436 and 437, Sec. 4 and running thence with the line
of lot 437 S 57-42 E. 194 feet to an iron pin, thence S 32-08 W 80 feet to
an iron pin the joint rear corner of lots 435 and 436; thence along the
common line of said lots n 57-42 W 194 feet to an iron pin on Pine Creek
Court; thence along the E. side of Pine Creek Ct. N 32-08 E. 60 feet
to the point of beginning.

This conveyance is made subject to such easements, rights-of - way and
restrictions of record or as appear on the premises. This is the same
property conveyed to the grantors herein by deed recorded in the RMC
Office of Greenville County, in Deed Book 916, at page 404.

This also being the same property received by title of Herbert D. Burns
and Patricia A. Burns by deed dated 11-6-72, recorded 11-8-72 in
volume 960 at page 87. This property was deeded to Anthony Franco and
Mary Franco.

which has the address of S. Pinecreek Ct., Greenville
(Street) (City)
S.C. 29605 (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, for 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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