



44512

MORTGAGE

BOOK 1540 PAGE 854

THIS MORTGAGE is made this... 23rd day of... April
 19 81, between the Mortgagor, Bruce Bufford and Diane Bufford
 (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 Nine thousand, nine hundred,
 ninety-five and 40/100 Dollars, which indebtedness is evidenced by Borrower's note
 dated April 23, 1981 (herein "Note"), providing for monthly installments of principal and interest,
 with the balance of the indebtedness, if not sooner paid, due and payable on May 1, 1986.....

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 located in the County
 of Greenville, State of South Carolina, lying and being on the eastern
 side of Vedado Lane, being known and designated as Lot No. 38 on a
 plat of Vardry-Vale, Section 2, said plat recorded in the RMC Office
 for Greenville County in Plat Book WWV at Page 53, and being described
 according to a more recent plat entitled "Property of Bruce Bufford
 and Diane L. Bufford" by Freeland & Associates dated May 30, 1977, as
 follows:

BEGINNING at an iron pin on the eastern side of Vedado Lane at the
 joint front corner of Lots 37 and 38 and running thence with line of
 Lot 37 S. 56-01 E. 160 ft. to an iron pin; thence S. 18-49 W. 80 ft.
 to an iron at the rear of Lot 39; thence with the line of Lot 39 N.
 56-47 W. 172.3 feet to an iron pin on the eastern side of Vedado
 Lane; thence with Vedado Lane N. 27-45 E. 80 ft. to an iron pin at
 the point of beginning.

Being the same property conveyed to the Grantor herein by Deed of
 Alvin E. Gosnell and Ruby B. Gosnell, said Deed being dated October
 17, 1975 and recorded in the RMC Office for Greenville County in
 Deed Book 1026 at Page 154.

This is the same property conveyed by Deed of B. M. Bishop unto
 Bruce Bufford and Diane L. Bufford, dated June 1, 1977 recorded
 June 2, 1977, in the RMC Office for Greenville County, volume 1057
 Page 850.

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which has the address of ... 11 Vedado Lane, Greenville, South Carolina 29611
 (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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