

GA. FILED
S. C.
JUN 24 '81
RSLEY

MORTGAGE

THIS MORTGAGE is made this 26th day of June, 1981, between the Mortgagor, LEWIS N. TERRY AND BETSY S. TERRY (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").

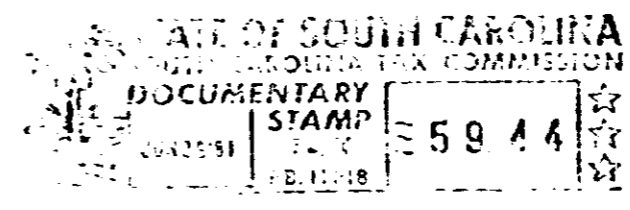
WHEREAS, Borrower is indebted to Lender in the principal sum of ONE HUNDRED. FORTY. EIGHT. THOUSAND FIVE HUNDRED SEVENTY FIVE Dollars, which indebtedness is evidenced by Borrower's note dated June 26, 1981 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on July 1, 2009

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, City of Greenville, State of South Carolina:

ALL that piece, parcel or lot of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, at the Northeastern corner of the intersection of McDaniel Avenue and Crescent Avenue, being known and designated as Lot No. 1 as shown on a plat of Alta Vista, dated September 1931, prepared by C. M. Furman, Jr., and recorded in the RMC Office for Greenville County, S.C. in Plat Book G at page 20 and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin at the Northeastern corner of the intersection of McDaniel Avenue and Crescent Avenue, and running thence along the Eastern side of McDaniel Avenue, N. 4-15 E., 100 feet to an iron pin; thence along the line of Lot No. 2, S. 84-35 E., 164.75 feet to an iron pin in the rear line of Lots Nos. 13 and 13A; thence with the rear line of Lots No. 13 and 13A, S. 4-15 W., 107.5 feet to an iron pin on the northern side of Crescent Avenue; thence with the northern side of Crescent Avenue, N. 82-00 W., 165 feet to the point of beginning.

DERIVATION: Deed of J. Daniel Whisenhunt and Amelia Ann W. Whisenhunt to Lewis N. Terry and Betsy S. Terry, recorded in the RMC Office for Greenville County on June 26, 1981 in Deed Book 1150 at page 637.



which has the address of 519 McDaniel Avenue, Greenville, (Street) (City)
S.C. 29605 (State and Zip Code) (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 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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