

MORTGAGE

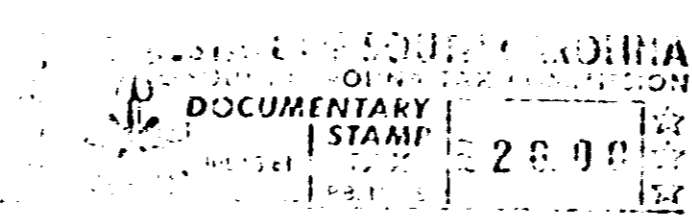
THIS MORTGAGE is made this 14th day of July, 1981, between the Mortgagor, Charles R. Parker, Jr. and Sherri W. Parker (herein "Borrower"), and the Mortgagee, American Service Corporation, a corporation organized and existing under the laws of South Carolina, whose address is P.O. Box 1268, Greenville, South Carolina 29602 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Sixty-five Thousand and No/100 (\$65,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated July 14, 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, 2006

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 in the Town of Simpsonville, being known and designated as Lot #124 on plat of POWDERHORN III and recorded in the R.M.C. Office for Greenville County, S.C in Plat Book 7C at page 59 and having, according to a recent plat entitled Charles R. Parker, Jr. and Sherri W. Parker, prepared by J. L. Montgomery, III, R.L.S., dated July 8, 1981 and recorded in Plat Book 8-S at page 6, the following metes and bounds, to-wit: BEGINNING at an iron pin on the southeastern side of Concord Court at the joint front corner of Lots 124 and 125 and running thence with the joint line of said lots S. 87-50 E. 139.3 feet to an iron pin; thence S 17-23 W. 87.47 feet to an iron pin; thence S. 42 W. 108.0 feet to an iron pin at the joint rear corner of lots 124 and 125; thence with the joint line of said lots N. 26-30 W. 139.6 feet to an iron pin on the southeastern side of Concord Court; thence with the southeastern side of Concord Court N. 26-01 E. 48.83 feet to the beginning corner.

This being the same property conveyed to the Mortgagors herein by deed of American Service Corporation of South Carolina dated to be recorded herewith.



which has the address of 104 Concord Court, Simpsonville (Street) (City) S.C. 29681 (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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