

REC'D
S. C.
JUL 15 1981
R.M.C. OFFICE
GREENVILLE

MORTGAGE

THIS MORTGAGE is made this Fifteenth day of July, 1981, between the Mortgagor, Harold Diedrich and Mary D. Diedrich (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").

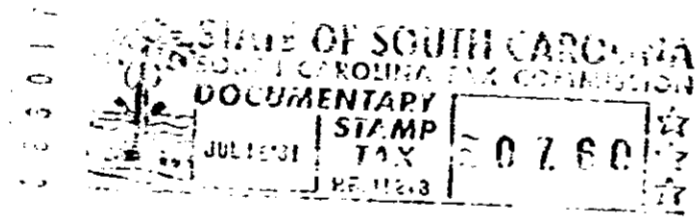
WHEREAS, Borrower is indebted to Lender in the principal sum of Eighteen thousand nine hundred and fifty (\$18,950.00) Dollars, which indebtedness is evidenced by Borrower's note dated July 15, 1981 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on July 1, 2001

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 with the building and improvements thereon, situate, lying and being near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lot 93, on Plat of Avondale Forest, Section II, which plat is recorded in the R.M.C. Office for Greenville County, S.C. in Plat Book BBB, Page 37, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwesterly side of Drewry Road, joint front corner of Lots 93 and 15, and running thence N. 54-12 W. 170 feet to an iron pin; thence N. 35-48 E. 120 feet to an iron pin; thence S. 54-12 E. 170 feet to an iron pin on Drewry Road joint front corner of Lots 93 and 94; thence along Drewry Road, S. 35-48 W. 120 feet to an iron pin, the point of BEGINNING.

This is the same property conveyed to the mortgagors by deed of R. Donald Cooper and Juanita M. Cooper dated July 15, 1981 and recorded July 16, 1981, R.M.C. Office for Greenville County, S.C.



which has the address of 303 Drewry Lane, Taylors, S.C. 29687 (herein "Property Address");
[Street] [City] [State and Zip Code]

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.

2 JUL 16 1981 1207
4.0001

119
110

4328 RV-2