



SECOND MORTGAGE

BOOK 1535 PAGE 876

THIS MORTGAGE is made this 8th day of October 1981, between the Mortgagor, Samuel E. Norris, III and Kitty G. Norris (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 Eleven thousand five hundred and ninety dollars & 80/100 Dollars, which indebtedness is evidenced by Borrower's note dated 10/8/81 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on 9/1/86;

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 northern side of Patti Drive near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 17 as shown on a plat of Staunton Heights, prepared by Dalton & Neves Engineers, dated February, 1964, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book RR at Page 167, and having, according to said plat, the following metes and bounds:

Beginning at an iron pin on the northern side of Patti Drive at the joint front corner of Lots Nos. 17 & 18 and running thence with the line of Lot No. 18 N. 16-26 E. 229.8 feet to an iron pin in the subdivision property line, thence continuing with the subdivision property line N. 73-30 W. 53.2 feet to and iron pin, thence continuing with the subdivision property line S. 24-35 W. 258 feet to an iron pin on the Northern side of Patti Drive, thence with the curve of the Northern side of Patti Drive, the chord of which is N.63-51 E. 52.5 feet to an iron pin, thence continuing with the curve of the Northern side of Patti Drive, the chord of which is S. 64-47 E. 52.5 feet to the point of Beginning.

This conveyance is made subject to any restrictions or easements that may appear of record, on the recorded plat(s) or on the premises.

As part of the consideration herein, grantees assume and agree to pay that certain note and mortgage in favor of Carolina Federal Savings & Loan Association, which mortgage is recorded in the R.M.C. Office of Greenville County, S. C. in Mortgage Volume 990 at Page 411 and the balance due on said mortgage as of this date is \$9,610.81

This is the same property conveyed by deed of Junius Eugene Boles and Eloise B. Boles dated 10/26/68 and recorded 10/30/68 in the R.M.C. Office of Greenville County in Volume 855 at page 120.

which has the address of 30 Patti Drive, Greenville, South Carolina 29611 (Street) (City) (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 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.

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