

S. C. MORTGAGE

PU '82

THIS MORTGAGE is made this 18th day of May 1982, between the Mortgagor, Robert L. Long and April S. Long (herein "Borrower"), and the Mortgagee, AMERICAN FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of THE UNITED STATES OF AMERICA, whose address is 101 EAST WASHINGTON STREET, GREENVILLE, SOUTH CAROLINA (herein "Lender").

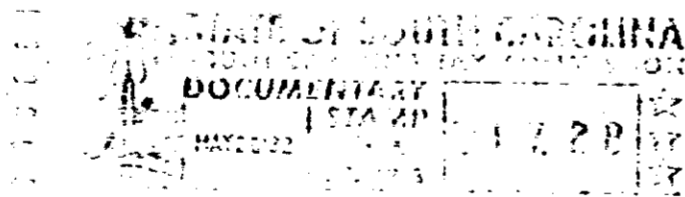
WHEREAS, Borrower is indebted to Lender in the principal sum of Forty-Three Thousand, Two Hundred and No/100 (\$43,200.00) Dollars, which indebtedness is evidenced by Borrower's note dated May 18, 1982 (herein "Note"), providing for monthly installments of principal and interest with the balance of the indebtedness, if not sooner paid, due and payable on May 1, 2007

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 situate, lying and being in the County of Greenville, State of South Carolina, known and designated as Lot No. 27 on plat of Homestead Acres Subdivision, made by J. Mac Richardson, November, 1959, recorded in Plat Book RR at Page 35 of the R.M.C. Office for Greenville County, said lot having a frontage of 100.05 feet on northwest side of Homewood Avenue; a depth of 188.3 feet on the southwest side, a depth of 187.9 feet on the northeast side and a rear width of 100.1 feet, and according to a recent survey by James R. Freeland, RLS, dated May 10, 1982, having the following metes and bounds, to-wit:

BEGINNING at an "IN" on the northwesterly side of Homewood Avenue at the joint front corner of Lots Nos. 26 and 27 and running thence with the joint line of said lots N. 25-00 W. 188.3 feet to an "IO"; thence with the rear line of Lots 42 and 41 N. 65-00 E. 100.1 feet to an "IO" at the joint rear corner of Lots Nos. 27 and 28; thence with the joint line of said lots S. 25-00 E. 187.9 feet to an "X in Conc." on the northwesterly side of Homewood Avenue; thence with the northwesterly side of Homewood Avenue S. 64-47 W. 100.05 feet to the beginning corner.

This is the same property conveyed to the mortgagors herein by deed of Employee Transfer Corporation to be recorded herewith.



which has the address of 14 Homewood Avenue Taylors, South Carolina 29687 (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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