

FILED

S.C.

MORTGAGE

MAY 28 3 57 PM '82

GREENVILLE

THIS MORTGAGE is made this 28th day of May 1982, between the Mortgagor, JAMES E. WHITE AND BONITA M. WHITE (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").

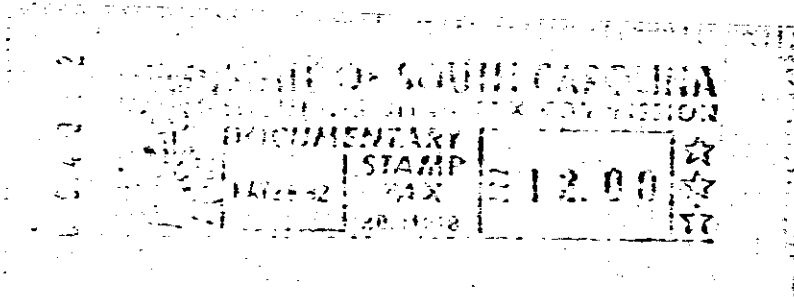
WHEREAS, Borrower is indebted to Lender in the principal sum of THIRTY THOUSAND AND NO/100 (\$30,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated May 28, 1982 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on June 1, 1987.

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 all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Grove Township, being shown as Lot No. 22 on plat of property of R. E. Dalton made by Dalton & Neves, Engineers, November, 1947, recorded in Plat Book S at Page 15, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the north side of Sunny Lane at the joint front corner of Lots 21-A and 22, and running thence with the line of Lot 21-A, N. 4-14 E., 516 feet, more or less, to an iron pin in the center of branch; thence, down the branch following the center line thereof (the traverse line being as follows: N. 55-36 W., 100 feet, S. 71-54 W., 85 feet, and N. 80-45 W., 35 feet) to a point in the center of branch; thence along the line of Lot 22-A S. 4-14 W., 536.4 feet to an iron pin on the north side of Sunny Lane; thence, along the north side of Sunny Lane, S. 85-46 E., 200 feet to the point of beginning.

This is the identical property conveyed to the Mortgagors by deed of R. E. Dalton recorded on December 7, 1955, in Deed Book 540 at page 282 in the R.M.C. Office for Greenville County, South Carolina.



which has the address of Lot 22, Sunny Lane, Greenville County, Piedmont, South Carolina 29673 (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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