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WASLEY MORTGAGE

BOOK 1574 PAGE 422

THIS MORTGAGE is made this 1st day of July 1982, between the Mortgagor, Volker Salm and Brigitte Salm (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").

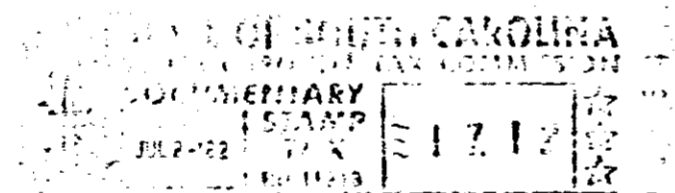
WHEREAS, Borrower is indebted to Lender in the principal sum of Forty Two Thousand, Eight Hundred and No/100 ( \$42,800.00) Dollars, which indebtedness is evidenced by Borrower's note dated (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on July 1, 2008.

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 lying in the State of South Carolina, County of Greenville, shown as Lot 346 on plat of Section VII, Botany Woods, recorded in Plat Book YY at pages 76-77 and having, according to said plat, the following courses and distances:

Beginning at an iron pin on Cherokee Drive, joint front corner of Lots 346 and 347 and running thence with joint line of said lots, S 57-11 W 200 feet to an iron pin, joint rear corner of said lots; thence along the rear line of Lot 346, N 32-49 W 100 feet to an iron pin, joint rear corner of Lots 345 and 346; thence with joint line of said lots, N 57-11 E 200 feet to an iron pin on Cherokee Drive; thence with said Drive, S 32-49 E 100 feet to the point of beginning.

Being the same property conveyed to mortgagors herein by deed of Bruce A. Petesch and Marion G. Petesch dated and recorded simultaneously herewith.



which has the address of 502 Cherokee Drive Greenville S. C. 29615 (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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