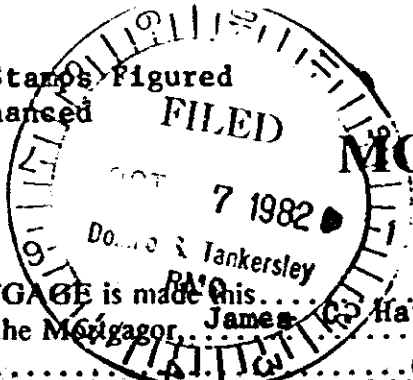


Documentary Stamp Figured  
on amount financed  
\$5058.04



# MORTGAGE

THIS MORTGAGE is made this 17 day of September 1982, between the Mortgagor, James G. Harris and Cornelia H. Harris

(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 Seven thousand five hundred ninety-five and 40/100 (7595.40) Dollars, which indebtedness is evidenced by Borrower's note dated 9-17-82 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on October 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 tract of land situate in Oaklawn Township near Pelzer, in the County of Greenville, State of South Carolina, on the northwestern side of Hamby Street and containing 2.15 acres, more or less, and having, according to a survey prepared by John C. Smith, dated August 10, 1968, the following metes and bounds, to-wit:

Beginning at an iron pin on the northwestern side of Hamby Street in the line of property owned by Grantees and running thence along Grantee's line N. 84-30 W. 271 feet to an iron pin; thence N. 24-20 W. 307 feet to an iron pin; thence N. 76-18 E. 149.9 feet to an iron pin; thence S. 56-36 E. 378.9 feet to an iron pin on the northwestern side of Hamby Street; thence along said Street S. 24-54 W. 148.2 feet to the point of beginning.

The above property was devised to grantor by T. M. Fennell. See Apt. 995, File 15, in the Probate Judge's Office for Greenville County.

which has the address of Rt. #3 Hamby St. Pelzer  
[Street] [City]  
S.C. 29669 (herein "Property Address");  
[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.

ECTO --- 10C-7 82 1330

4.00CT

76-49035-21

