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DONNIE S. BANKERSLE
R.M.C.

MORTGAGE

THIS MORTGAGE is made this 20th day of October 1982 between the Mortgagor, B. Robert Coker, Jr. and Ned A. Foster (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").

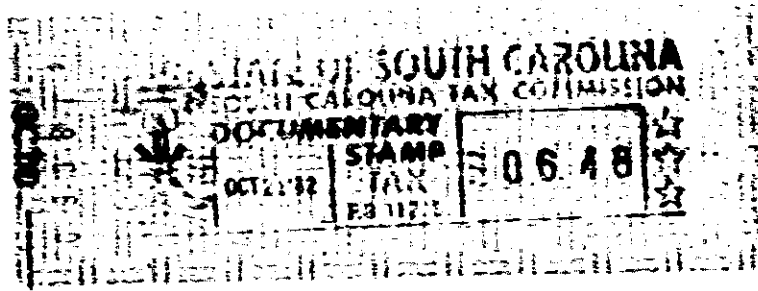
WHEREAS, Borrower is indebted to Lender in the principal sum of Sixteen thousand, one hundred, nine and 59/100 Dollars, which indebtedness is evidenced by Borrower's note dated October 20, 1982 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on April 18, 1983

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 with improvements thereon situate, lying and being in the County of Greenville, City of Greenville, State of South Carolina, on the northwestern side of Vintage Avenue (formerly Westview Avenue) and being known and designated as Lot 17, Block H, Section 4 of East Highland Estates Subdivision according to a plat prepared by Dalton & Neves Engineers dated January, 1941 and recorded in the RMC Office for Greenville County in Plat Book K at Page 78 and having metes and bounds as shown on said recorded plat.

This being the same property acquired by the Mortgagors by deed of Richard J. Foster of even date to be recorded herewith.

This is a second mortgage junior in lien to that certain mortgage to N. C. National Bank dated December 10, 1976 and recorded in the RMC Office for Greenville County in Mortgage Book 1384 at Page 857 and assigned to Bankers Mortgage Corporation in the original amount of \$17,500.00, and having a present balance of approximately \$16,417.92.



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which has the address of 216 Vintage Avenue, Greenville, South Carolina (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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