

NOV 3 3 36 PM '82

MORTGAGE

DONNIE S. TANKERSLEY

THIS MORTGAGE was made this 22nd day of October 19.82., between the Mortgagor, SCL I Limited Partnership (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").

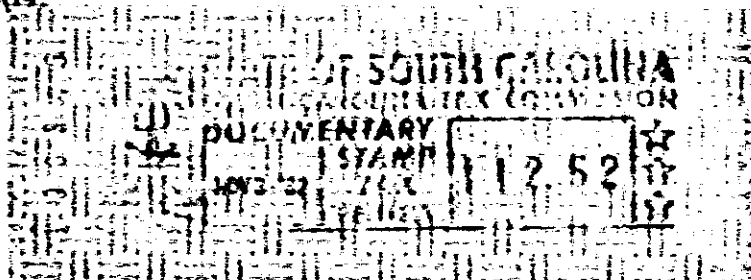
WHEREAS, Borrower is indebted to Lender in the principal sum of Two Hundred Eighty-one Thousand, Two Hundred Fifty and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated October 15, 1982 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on March 1, 2003

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, lying, being and situate in the County of Greenville, State of South Carolina, on the North side of Greenland Drive and being more completely shown on a survey entitled "Property of SCL-I Limited Partnership" prepared by James R. Freeland, and dated November 1, 1982 and having according to said survey, the following metes and bounds, to-wit:

Beginning at an old iron pin on the North side of Greenland Drive at its intersection with Frontage Road and running thence along the East side of Frontage Road the following courses and distances: N 26-05 W 34.79 feet to an old iron pin and N 1-18 E 131.16 feet to an old iron pin; thence turning and running with property now or formerly of Steak & Ale N 80-29 E 259.70 feet to an old iron pin; thence turning and running along property now or formerly of U. S. Shelter S 49-33 E 276.05 feet to an old iron pin; thence turning and running along the northern edge of the right of way of Greenland Drive the following courses and distances: N 88-51-30 W 88.27 feet to a point, S 85-37 W 81.8 feet to an old iron pin, S 85-28 W 17.7 feet to an old iron pin, S 80-47 W 96.4 feet to an old iron pin, S 85-51 W 80.9 feet to an old iron pin, N 89-40 W 79.4 feet to an old iron pin and N 89-40 W 11.21 feet to an old iron pin, being the point of beginning.

Being the same property conveyed to mortgagor herein by deeds of First Piedmont Mortgage Company, Inc. recorded August 4, 1982 in Book 1171 at page 476 and deed recorded October 12, 1982 in Book 1175 at page 609.



which has the address of [Street] [City] (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.

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