

CR 11/18/82
NOV 21 12 21 PM '82
DONNIE TANKERSLEY
R.H.C

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MORTGAGE

THIS MORTGAGE is made this 18th day of November 1982, between the Mortgagor, Lyle D. Milligan and Martha E. Milligan (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").

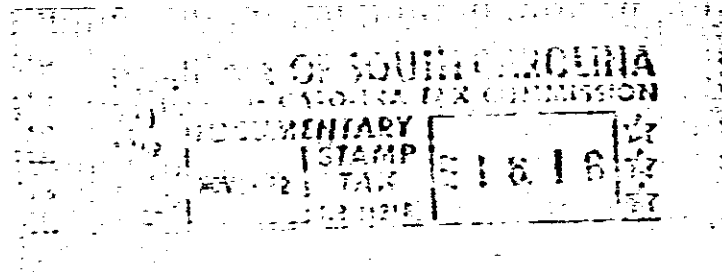
WHEREAS, Borrower is indebted to Lender in the principal sum of Forty Thousand, Four Hundred (\$40,400.00) Dollars, which indebtedness is evidenced by Borrower's note dated November 18, 1982 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on December 1, 2002

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, situate, lying, and being in the County of Greenville, State of South Carolina, on the southwestern side of Bellview Drive and being known and designated as Lot 29 on Plat of Edwards Forest recorded in the RMC Office for Greenville County in Plat Book EE, Page 105, and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Bellview Drive at the joint front corner of Lots 28 and 29 and running thence along said Drive, S 33-47 E 102.6 feet to an iron pin; thence along the joint line of Lots 29 and 30, S 56-13 W 195.18 feet to an iron pin; thence N 32-53 W 103.31 feet to an iron pin; thence along the joint line of Lots 28 and 29, N 56-13 E 193.6 feet to the point of beginning.

DERIVATION: This being the same property conveyed to Mortgagor herein by deed of Thomas E. Cannon, Jr., and Martha L. Cannon as recorded in the RMC Office for Greenville County, South Carolina in Deed Book 1056, Page 458, on May 12, 1977.



which has the address of 105 Bellview Drive, Taylors, SC (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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