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THIS MORTGAGE was made this 21 day of June, 1983 between the Mortgagor, Donnie W. Wesley, Pine Tree General 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 Three Hundred Forty-Six Thousand Five Hundred and 00/100 Dollars, which indebtedness is evidenced by Borrower's note dated June 21, 1983 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on August 21, 1990.

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:

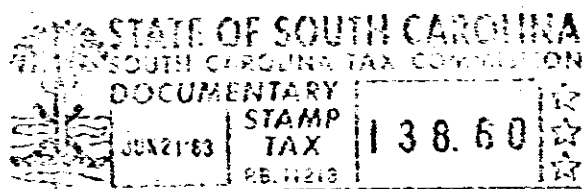
ALL that piece, parcel or lot of land containing 2.0 acres, more or less, lying and being in the State of South Carolina, County of Greenville, being a portion of that property shown on plat recorded in the RMC Office for Greenville County in Plat Book 5-L at Page 39 and according to a more recent plat by Freeland and Associates dated May 25, 1983 for Pine Tree General Partnership and recorded in the Greenville County RMC Office in Plat Book 9-0 at Page 40, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point at the Southeastern intersection of Old Laurens Road, SC Highway 417, and Greer Drive, SC Hwy 48 and running thence along the Southwestern edge of Old Laurens Road, S 62-28 E 407.52 feet to a point; thence running S 29-51 W 291.36 feet to a new iron pin; thence running N 39-27 W 14.47 feet to a new iron pin; thence running N 50-37 E 3.00 feet to an old iron pin; thence running N 39-11 W 292.10 feet to an old iron pin; thence S 50-20 W 2.97 feet to an old iron pin; thence N 39-55 W 191.02 feet to an old iron pin; thence N 53-34 E 92.79 feet to an old iron pin; thence N 85-39 E 25.42 feet to an old iron pin at the point of beginning.

This conveyance is made subject to all easements, rights-of-way or restrictions, zoning ordinances, setback lines, roads or passageways affecting the above described property.

This is the same property conveyed to the mortgagors herein by general warranty deed of Milford D. Kelly on June 21, 1983 and recorded in the RMC Office for Greenville County on June 21, 1983 in Deed Book 1190 at Page 804.

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which has the address of Greer Drive and Hwy. 417, Mauldin,
[Street] [City]
SC 29662 (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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