

FILED
SEP 2 1983
W. S. Tankersley

Documentary Stamps are figured on
the amount financed: \$9,044.39.

MORTGAGE

THIS MORTGAGE is made this 4th day of August
1983, between the Mortgagor, Casper C. Bolden and Beulah Bolden
(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 Seventeen thousand three hundred
ninety two and 80/100 (17,392.80) Dollars, which indebtedness is evidenced by Borrower's note
dated August 4, 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 15, 1993

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 all improvements thereon, or
hereafter to be constructed thereon, situate, lying and being in the State of
South Carolina, County of Greenville, City of Greenville, Greenville Township,
being on the northern side of Rhett Street and having, according to a plat thereof
prepared by R. E. Dalton, Engineers, dated June 10, 1944, recorded in Plat Book U
at Page 23 in the RMC Office, for Greenville County and having the following metes
and bounds, to-wit:

BEGINNING at a stake on the northern side of Rhett Street, which point is 66 feet
in an easterly direction from the intersection of Rhett Street and McCall Street
and running thence with the northern side of Rhett Street N. 71-52 E 60 feet to an
iron pin; thence N. 17-48 W. 114.6 feet to an concrete post; thence S. 72-03 W.
60 feet to a stake; thence S. 17-48 E 114.5 feet to the point of BEGINNING.

THIS is that same property conveyed by deed of First Federal Savings and Loan
Association to Casper C. Bolden and Beulah Bolden, Dated July 30, 1976, recorded
August 2, 1976, in DEED Volume 1040, at Page 552 at the RMC Office of Greenville
County, SC.

which has the address of 708 Rhett Street, Greenville,
[Street] [City]
SC 29601 (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 improve-
ments 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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