



Documentary Stamps are figured on the amount financed: \$ 10,221.98

MORTGAGE

Mortgagee's address: 101 EAST WASHINGTON STREET, GREENVILLE, S. C. 29602
P. O. Box 1268
GREENVILLE, S. C. 29602
VOL 1045 PAGE 711

THIS MORTGAGE is made this 23rd day of December 1983 between the Mortgagor, Cecil Edward Terry and Shirley J. Terry (Same as Cecil E. Terry and Shirley Jean Terry) (herein "Borrower"), and the Mortgagee, AMERICAN FEDERAL BANK, FSB, 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 Thirteen Thousand Three & 20/100 (\$13,003.20) Dollars, which indebtedness is evidenced by Borrower's note dated December 23, 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 July 1, 1987

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 northwestern side of Wintergreen Lane, being known and designated as Lot No. 52 as shown on a plat of Brookwood Forest, Section II, prepared by Webb Surveying & Mapping Co. of record in the RMC Office for Greenville County in Plat Book BBB at Page 80, reference to which is craved for a metes and bounds description thereof.

This is the same property conveyed to Cecil Edward Terry and Shirley J. Terry (same as Cecil E. Terry and Shirley Jean Terry) by deed from William B. Whitney, dated August 15, 1978, and recorded in the RMC Office for Greenville, S. C. on August 15, 1978 in Deed Book 1085, Page 302.

which has the address of 9 Wintergreen Lane, Taylors, South Carolina, 29687 (herein "Property Address");
[Street] [City] [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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