

ATTN: COMMERCIAL
LENDING DIVISION

FILED
S.C. MORTGAGE

VOL 1671 PAGE 788

JUL 9 3 24 PM '84

THIS MORTGAGE is made this 2nd day of July
19 84, between the Mortgagor, James P. LaCoste and Cynthia F. LaCoste
(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").

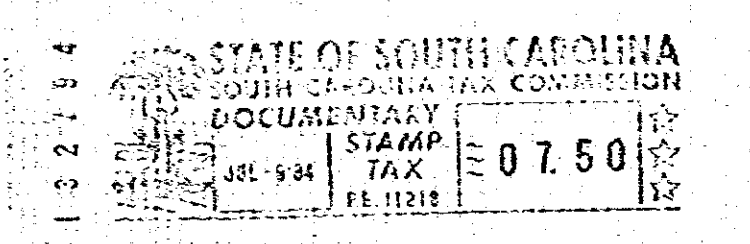
WHEREAS Borrower is indebted to Lender in the principal sum of Twenty-five Thousand and
No/100 (\$25,000.00) Dollars, which indebtedness is evidenced by Borrower's note
dated July 2, 1984 (herein "Note"), providing for monthly installments of principal and interest,
with the balance of the indebtedness, if not sooner paid, due and payable on July 2, 1985

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 lot of land in the County of Greenville, State of South
Carolina, being known and designated as Lot No. 12 on plat of Rich-
wood Subdivision, Section 2, recorded in the RMC Office for Greenville
County in Plat Book TTT at page 51, and having according to said plat
the following metes and bounds, courses and distances, to-wit:

BEGINNING at an iron pin on the northeast side of Richwood Drive,
the joint front corner of Lots Nos. 11 and 12; thence with the joint
line of said lots N. 63-55 E. 123.6 feet to an iron pin in line of
Gower Estates Subdivision; thence with the line of said property
S. 53-15 E. 190 feet to an iron pin corner of Lot No. 13; thence
with the line of said lot N. 83.13 W. 257.2 feet to an iron pin on
the east side of Richwood Drive; thence with the curve of said
street the chord of which is N. 15-05 W. 30 feet to the beginning
corner.

This is the same property conveyed unto the mortgagors herein by
Deed of Atilla Yurtkuran and Joanne H. Yurtkuran, dated February
25, 1977, of record in the RMC Office for Greenville County, S. C.
in Deed Book 1051, Page 810, recorded on February 28, 1977.



which has the address of 25 Richwood Drive Greenville
[Street] [City]
SC 29607 (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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