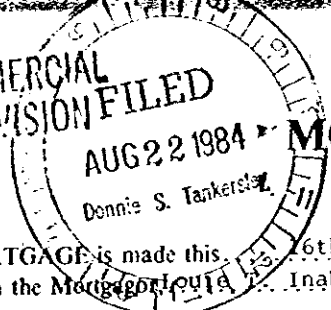


ATTN: COMMERCIAL
LENDING DIVISION FILED

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MORTGAGE

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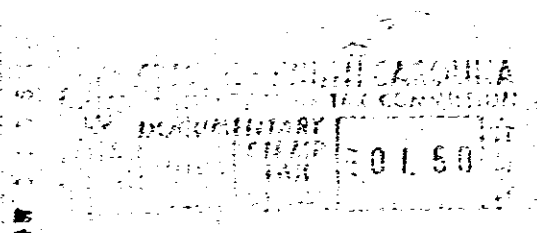
THIS MORTGAGE is made this 16th day of August 1984, between the Mortgagee, Louie T. Inabinett, Jr. and Donald M. Inabinett (herein "Borrower"), and the Mortgagee, AMERICAN FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of THE UNITED STATES OF AMERICA, whose address is 101 EAST WASHINGTON STREET, GREENVILLE, SOUTH CAROLINA (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Five thousand, and 00/100 (\$5,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated 8/16/84 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on 8/16/85.

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 _____, State of South Carolina:

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, and being known and designated as Lot 4 and one-half of lot 3 of Beechwood Hills, as shown on plat thereof recorded in the RMC Office for Greenville County in Plat Book QQ, Page 35 and also shown on a more recent survey entitled, "Property of Louie T. Inabinett, Jr. and Donald M. Inabinett", prepared by Jones Engineering Service, dated October 3, 1979 and recorded in the RMC Office for Greenville County in Plat Book 7-R, Page 53, and having, according to the more recent survey, the following metes and bounds, to-wit:

Beginning at an iron pin on the western side of Beechwood Drive at the joint front corner of one-half of Lot 3 and the remaining one-half of Lot 3, as shown on the above referred to plat, and running thence S 69-57 W 199 feet to an old iron pin; thence turning and running N 30-56 W to an iron pin and passing an old iron pin for a total distance of 288.0 feet; thence turning and running along the joint line of Lots 4 and 5, S 83-57 E 283.4 feet to an iron pin on Beechwood Drive as follows: S 0-50 W 50 feet to an iron pin; thence S26-20 E 50 feet to an iron pin; thence S 30-58 E 55.1 feet to an iron pin; thence S. 25-31 E. 7.4 feet to an iron pin, the point of beginning being the same property conveyed to the Mortgagor by deed of Johnny W. Johnson and Sandra F. Johnson to be recorded herewith.



which has the address of Lot 4 & Pt. Lot 3, Beechwood Hills, Beechwood Drive, Simpsonville South Carolina (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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