

FILED  
AUG 31 1984  
Doris S. Tankersley

VOL 1679 PAGE 893  
Documentary Stamps are figured on  
the amount loaned: \$ 5,401.67

# MORTGAGE

THIS MORTGAGE is made this 2nd day of August 1984 between the Mortgagor, Daniel H. Perry and Wanda H. Perry (herein "Borrower"), and the Mortgagee, AMERICAN FEDERAL BANK F.S.B. 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 Seven thousand eight hundred ninety eight and 40/100 (7,898.40) Dollars, which indebtedness is evidenced by Borrower's note dated August 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 August 20, 1989

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 and lot of land, together with all buildings and improvements thereon, lying and being on the Southern side of Any Lane, Greenville County, State of South Carolina, being shown and designated as all of LOT NO. 218, on a plat entitled "Sheet One, Section Six, COLONIAL HILLS", made by Piedmont Engineers & Architects, dated March 21, 1968, recorded in RMC Office for Greenville County in Plat Book W&W at page 12, and more recent survey entitled "Survey for Daniel P. & Wanda H. Perry" prepared by Wolfe & huskey, Inc., dated June 19, 1980, recorded in RMC Office for Greenville County in Plat Book 8-B at Page 84, reference to said plats hereby pleaded for a more complete description.

This conveyance is subject to all restrictions, easements, rights of way, roadways and zoning ordinances of record, on the recorded plats or on the premises.

This is that same property conveyed to Grantors by deed of WM. Goldsmith Co., recorded in RMC Office for Greenville County on June 10, 1977, in Deed Book 1058 at page 333.

DERIVATION: This is the same property conveyed by deed of Thomas H. Priddy and Dorothy J. Priddy unto Daniel P. and Wanda H. Perry dated July 1, 1980 and recorded July 2, 1980 in Volume 1128 at page 565 of the RMC Office for Greenville County, Greenville, S. C.

which has the address of 8 Any Lane Taylors South Carolina 29687 (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 seized 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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REBR

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