

FILED
GREENVILLE CO. S.C.
Nov 27 9 44 AM '84
DONNIE S. WATERS
R.M.C.

Clerk of Court for Pickens
County, S.C.

Filed this day of
, 1984, and recorded
in Mortgage Book at
page , Clerk of Court
for Pickens County, S. C.

RMC for Greenville County

Filed this 27th day of
Nov., 1984, and recorded
in Mortgage Book 1691 at
page 310, RMC Office
for Greenville County, S. C.

MORTGAGE OF REAL ESTATE

American Federal Bank, F. S. B.

to

Sallie N. Perry

#15906

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
AND PICKENS

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MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on November 26,
19 84 The mortgagor is Sallie N. Perry ("Borrower"). This Security Instrument is given to
AMERICAN FEDERAL BANK, FSB which is organized and existing
under the laws of THE UNITED STATES OF AMERICA, and whose address is POST OFFICE BOX 1268,
GREENVILLE, SOUTH CAROLINA 29602 ("Lender")
Borrower owes Lender the principal sum of Seventeen Thousand Five Hundred Seventy-Six and 25/100ths
Dollars (U.S. \$ 17,576.25). This debt is evidenced by Borrower's note
dated the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not
paid earlier, due and payable on December 1, 1994. This Security Instrument
secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and
modifications; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this
Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security Instrument and
the Note. For this purpose, Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and
assigns the following described property located in Greenville and Pickens County, South Carolina:

All that piece, parcel or lot of land situate, lying and being in the State of South
Carolina, County of Greenville, being known and designated as Lot No. 179 of a
subdivision known as Cliff Ridge Colony, Phase I, Sheet 2, as shown on plat thereof
prepared by Arbor Engineering, Inc. being recorded in the RMC Office for Greenville
County in Plat Book 9-F at page 53 and having according to said plat such metes and
bounds as appears thereon.

This being the identical property conveyed to Sallie N. Perry by College Properties,
Inc. by deed recorded on October 24, 1983, in Deed Book 1199 at page 63 in the RMC
Office for Greenville County, South Carolina.

ALSO: ALL that certain piece, parcel or lot of land situate, lying and being in
the State of South Carolina, County of Pickens, near the City of Easley and being
known and designated as Lot 20, Heathwood Subdivision, Section 2, on plat by Robert
R. Spearman, Surveyor, dated December 23, 1981, revised Jan. 1982, recorded in Plat
Book 24 at page 222.

This being the identical property conveyed to Sallie N. Perry by Robert L. Perry, Jr.
by deed dated October 16, 1981, filed for record on October 16, 1981, in Deed Book
13-Z at page 644 and the property conveyed to Sallie N. Perry by Georges Creek
Development Corporation by deed dated Jan. 29, 1982, filed for record on Jan 29,
1982, in Deed Book 14-A at page 531, Office of the Clerk of Court for Pickens County,
S. C.

Lot 20, Heathwood II, Easley, S. C.
Cliff Ridge Colony, Caesar's Head, Greenville County, S. C.
which has the address of [Street] [City]
South Carolina 29640 ("Property Address");
[Zip Code]

TO HAVE AND TO HOLD such property 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 rights and stock and all fixtures now or hereafter a part of the property. All
replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this
Security Instrument 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 and that the Property is unencumbered, except for encumbrances of record.
Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any
encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with
limited variations by jurisdiction to constitute a uniform security instrument covering real property.

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