



BOOK 86 PAGE 776

MORTGAGE

BOOK 1575 PAGE 591

THIS MORTGAGE is made this 28th day of June 1982, between the Mortgagor, WILFRED L. FRANKLIN & BILLIE L. FRANKLIN (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 seven thousand six hundred sixty-three and 80/100 Dollars, which indebtedness is evidenced by Borrower's note dated June 28, 1982 (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 16, 1987

of John O. Gresham, Jr. and Nell M. Gresham, recorded in the RMC Office for Greenville County, S.C., in Deed Book 904, at Page 89, on 4 December, 1970.

This being the same property conveyed to Wilfred L. Franklin and Billie L. Franklin by deed from Bellingham, Inc., recorded in the RMC Office for Greenville County, South Carolina on July 2, 1976 in Deed Book 1039, on Page 62, and Dated July 1, 1976.

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PAID AND SATISFIED IN FULL THIS 13 DAY OF Oct. 19 83 AMERICAN FEDERAL SAVINGS & LOAN ASSOCIATION BY [Signature] WITNESS: Donnie S. Tankersley, Nancy B. Page

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FILED GREENVILLE CO. S.C. Sep 24 10 51 AM '84 DONNIE S. TANKERSLEY R.M.C.

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which has the address of 203 Newgate Drive Simpsonville SC 29681 (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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