



Documentary Stamps are figured on
the amount financed: \$20,890.89
MORTGAGE

BOOK 1595 PAGE 298

BOOK 85 PAGE 1263

THIS MORTGAGE is made this 10th day of January
1983 between the Mortgagor, Larry E. Speares and Linda W. Speares
(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 Thirty thousand, six hundred,
ninety-seven and 80/100 Dollars, which indebtedness is evidenced by Borrower's note
dated January 10, 1983 (herein "Note"), providing for monthly installments of principal and interest,
with the balance of the indebtedness, if not sooner paid, due and payable on February 1, 1988.

This conveyance is subject to all restrictions, zoning ordinances, easements and
rights of way of record affecting the above described property.

This is that same property conveyed by Deed of Artistic Builders, Inc. to
Larry E. Speares and Linda W. Speares dated 7-07-74 and recorded 7-07-74 in Deed
Vol. 1002 at page 811, in the RMC office for Greenville County, SC.

GC TO 3 FEB 18 83 032

FILED
GREENVILLE CO. S.C.
JUN 7 10 29 AM '83
DONNIE S. TANKERSLEY
R.M.C.

JUN 7 1984

Donnie S. Tankersley
R.M.C.

PAID AND SATISFIED IN FULL
THIS 10th DAY OF June 19 84
AMERICAN FEDERAL SAVINGS & LOAN ASSOCIATION
BY William V. Martin 38761
V.P. PRESIDENT
WITNESS: Kathy D. Hall
Jewell W. Martin

which has the address of 204 Chuckwood Drive, Simpsonville, SC 29681
(Street) (City)
..... (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.

SOUTH CAROLINA—1 to 4 Family—6/75—FKMA/FILMC UNIFORM INSTRUMENT

LP1222C #01-051506-69 \$20,890.89

4.0000

1328-01