



MORTGAGE

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THIS MORTGAGE is made this 17th day of August 1982 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 Twenty four thousand, nine hundred, seventy three and 20/100 Dollars, which indebtedness is evidenced by Borrower's note dated August 17, 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 September 1, 1987... of Chuckwood Drive; thence along Chuckwood Drive N. 28-40 W. 86 feet to the beginning corner.

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

This is the same property conveyed by deed of Artistic Builders, Inc. dated and recorded 7/11/74, in the RMC Office for Greenville County, SC, in deed book 1002, page 811.

38761 PAID IN FULL SATISFIED IN FULL DAY OF June 19 84 AMERICAN FEDERAL SAVINGS & LOAN ASSOCIATION BY William V. Monte PRESIDENT

WITNESS: Kathy D. Hall Jew W. Monte

FILED GREENVILLE CO. S.C. JUN 7 10 29 AM '84 DONNIE S. TANKERSLEY R.M.C.

JUN 7 1984

which has the address of 204 Chuckwood DR. Simposville S.C. 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 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.