

The State of South Carolina,

County of Greenville

FILED  
GREENVILLE CO. S

BOOK 1348 PAGE 148

Form No. 115—Mortgage of Real Estate to Secure Note  
With Insurance Tax and Attorneys Fee's Clauses

TO ALL WHOM THESE PRESENTS MAY CONCERN: We, I. Kenneth Lester and Patsy R. Lester,  
of the County of Greenville, in the State aforesaid,

SEND GREETING

WHEREAS, We the said I. Kenneth Lester and Patsy R. Lester,  
of the County of Greenville, State of South Carolina, in and by my  
certain promissory note bearing date the same as these presents, for  
value received, have promised to pay unto Sun Finance Company-1201, Inc.,  
at 33 Villa Road, Suite 201, Greenville, South Carolina or order, the  
sum of SEVEN THOUSAND FIVE HUNDRED SIXTY AND NO/100 (\$7560.00) DOLLARS  
with, interest computed in keeping with the terms and conditions of the  
South Carolina Consumer Finance Laws, payable in Forty-two (42) equal,  
successive, monthly installments of ONE HUNDRED EIGHTY AND NO/100 (\$180.00)  
DOLLARS each, commencing on October 11, 1975, and continuing on the  
11th day of each successive month thereafter until the whole of said  
obligation has been paid in full.. IT IS UNDERSTOOD AND AGREED THAT A  
LATE CHARGE in keeping with the South Carolina Consumer Finance Laws  
will be charged, PROVIDED that upon default in payment of any monthly  
installment on its due date the Promissee herein may, at its option,  
declare the entire unpaid balance of this obligation at time of default,  
to be due and payable at once; and, in case of suit or collection by an  
attorney, I also agreed to pay all cost of collection, including a  
reasonable attorney's fee. IT IS UNDERSTOOD AND AGREED that in the  
event the loan is not paid at maturity, the unpaid balance will bear  
interest at the rate provided by law.

NOW, KNOW ALL MEN, That the said I. Kenneth Lester and Patsy R. Lester,  
also hereinafter styled Mortgagor,

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said  
Sun Finance Company-1201, Inc. also hereinafter styled Mortgagee,

according to the terms of the said note and also in consideration of the further sum of THREE DOLLARS  
to the said Mortgagor,

in hand well and truly paid by the said Mortgagees,

at and before the sealing and delivery of these Presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and  
released, and by these Presents DO GRANT, bargain, sell and release unto Sun Finance Company-1201, Inc.,  
its successors or assigns the following described real property, to wit:

ALL that piece, parcel or lot of land situate, lying and being in  
Greenville County, South Carolina, known and designated as Lot No. 110,  
as shown on a plat of the subdivision of Colonial Hills, Section III,  
recorded in the R.M.C. Office for Greenville County in Plat Book BBB,  
Page 91.

This conveyance is made subject to any restrictions or easements that  
may appear of record, on the recorded plat(s) or on the premises,

As part of the consideration herein, the grantee assumes and agrees to  
pay that certain note and mortgage in favor of Carolina Federal Savings  
and Loan Association, which mortgage is recorded in the R.M.C. Office  
for Greenville County in Mortgage Volume 1054 at Page 174, and the  
balance due on said mortgage is \$12,000.00



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