

Amort Financed
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MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA,
County of Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Know All Men, That **Billy Marion Fleming and Kathleen Chastin Fleming** (Mortgagor(s)) in consideration of a loan of this date in the amount of \$ **11,340.00**, payable in **84** monthly instalments of \$ **135.00**, and to secure the payment thereof and any future loans and advances from the Mortgagee, **BLAZER FINANCIAL SERVICES, INC.** and assigns, to the Mortgagor(s), and also in consideration of the further sum of **THREE DOLLARS**, to the Mortgagor(s) paid by the Mortgagee at and before the sealing and delivery of this instrument, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Mortgagee **BLAZER FINANCIAL SERVICES INC.**, *115 W. ... Greenville, S.C. 29607* the following described real property:

ALL that piece, parcel or lot of land with all buildings and improvements thereon, situate, lying and being on the western corner of the intersection of Amberwood Lane with Ashmore Bridge Road in Austin Township, in the Town of Mauldin, Greenville County, South Carolina, being shown and designated as Lot No. 49 on a plat of Adams Mill Estates made by Dalton & Neves, dated July 1972, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 4-R, page 31 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Amberwood Lane, at the joint front corner of Lots Nos. 48 and 49 and running thence with the southwestern side of Amberwood Lane, S. 55-33 E. 135.1 feet to an iron pin; thence with the curve of the intersection of Amberwood Lane with Ashmore Bridge Road, the chord of which is S. 11-19 E., 35.7 feet to an iron pin on the western side of Ashmore Bridge Road S. 32-55 W. 75 feet to an iron pin

Together with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD said premises unto said Mortgagee **BLAZER FINANCIAL SERVICES INC.**

and assigns forever, hereby binding our heirs, executors, and administrators, to warrant and forever defend all and singular the said premises unto the Mortgagee.

And It is Agreed by and between the said parties in case of default in any of the payments of interest or principal as herein provided for, the whole amount of the debt secured by this mortgage shall become due and payable at once, less any refunds or credits due Mortgagor(s).

And It is Further Agreed, That said Mortgagor(s) shall pay promptly all taxes assessed and chargeable against said property, and in default thereof, that the holder of this mortgage may pay the same, whereupon the entire debt, less any refunds or credits due Mortgagor(s), secured by this mortgage shall immediately become due and payable, if the Mortgagee shall so elect.

It is the intent and meaning of the parties that if Mortgagor(s) shall pay or cause to be paid unto Mortgagee all debts and sums of money secured hereby, with interest thereon, if any shall be due, then this deed of bargain and sale shall cease and be null and void. And Mortgagor(s) hereby assign, set over and transfer to Mortgagee and assigns, all of the rents and profits of the mortgaged premises, accruing and falling due from and after the service of a summons issued in an action to foreclose this mortgage after default in the conditions thereof.

And It is Agreed by and between the parties that in the case of foreclosure of this mortgage, by suit or otherwise, the Mortgagee shall recover of the Mortgagor(s) a reasonable sum as attorney's fee, which shall be secured by this mortgage, and shall be included in judgment of foreclosure.

WITNESS HAND and SEAL this 2nd day of November 19 78.

SIGNED, SEALED and DELIVERED)
IN THE PRESENCE OF)
Michael E. Sollers (L.S.)
Connie O. Howard (L.S.)
Billy M. Fleming (L.S.)
_____ (L.S.)

STATE OF SOUTH CAROLINA,)
County of Greenville)

Personally appeared before me **Mike E. Sollers** and made oath that he saw the within-named **Billy Marion Fleming** sign, seal, and, as his act and deed, deliver the within-written Mortgage; and that with witnessed the execution thereof.

Sworn to before me this 2nd day of November, A.D. 1978)

MIKE E. SOLLERS **CONNIE HOWARD**
Mike E. Sollers *Connie Howard*

Donna L. Paddie (L.S.)
Notary Public for South Carolina
My Commission expires 4-11-1988.

RENUNCIATION OF DOWER

STATE OF SOUTH CAROLINA,)
County of Greenville)

I, **Donna L. Paddie Fleming**, do hereby certify unto all whom it may concern, that Mrs. **Kathleen Chastin Fleming** the wife of the within-named **Billy Marion Fleming** did this day appear before me, and, upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release and forever relinquish unto the within-named Mortgagee **BLAZER FINANCIAL SER. INC.**

and assigns, all her interest and estate, and also her Right and Claim of Dower of, in or to all and singular the premises within mentioned and released.

Given under my Hand and Seal this 2nd day of November, A.D. 19 78)

Donna L. Paddie (L.S.) *Kathleen Chastin Fleming* (L.S.)
Notary Public for South Carolina
My Commission expires 4-11-1988.

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