

1457-128

STATE OF SOUTH CAROLINA GREENVILLE CO. S. C.
COUNTY OF Greenville

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

4 14 PM '79
DONNE S. TANKERSLEY
AARON B. HAMMONS and THERESA C. HAMMONS

WHEREAS,

(hereinafter referred to as Mortgagor) is well and truly indebted unto

ASSOCIATES FINANCIAL SERVICES CO., INC.

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of

Seven thousand two hundred - - - - - Dollars (\$ 7,200.00) due and payable

in sixty (60) equal, consecutive monthly installments of \$120.00, commencing March 14, 1979,

as stated in said Note of even date

with interest thereon from date / at the rate of per centum per annum, to be paid:

AMOUNT ADVANCED \$4,687.90

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

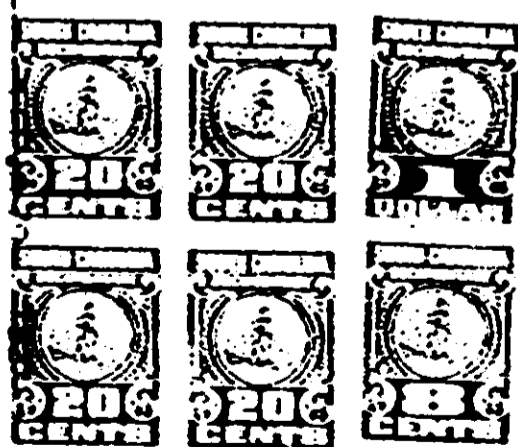
ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of

Greenville, near the City of Greenville, being known and designated as Lot 56 on a Plat of HOMESTEAD ACRES, recorded in the RMC Office for Greenville County in PLAT Book RR, at Page 35, and having, according to said Plat, the following metes and bounds:

BEGINNING at an iron pin on the southern side of Hampshire Drive, joint front corner of Lots 55 and 56, and running thence along the line of these lots, S 2-00 E, 135.6 feet to an iron pin at the joint rear corner of said lots; thence N 77-37 E, 186.1 feet to an iron pin at an intersection, which intersection is curved, the chord of which is N 20-07 W, 62.0 feet to an iron pin on the southern side of Hampshire Drive; thence along the southern side of Hampshire Drive, N 70-07 W, 85.0 feet to an iron pin; thence continuing along the southern side of Hampshire Drive, N 84-43 W, 85.5 feet to an iron pin, the point of beginning.

This is the same property conveyed to the Mortgagors herein by deed of C. Vincent Brown, recorded November 19, 1976, in Deed Book 1046, at Page 492.

This mortgage is junior in lien to that certain mortgage in favor of Collateral Investment Company in the original amount of \$26,900.00, recorded November 19, 1976, in REM Book 1383, at Page 345.



Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures, and all other improvements, and all other things in any manner attached thereto, being the intention of the parties hereto that all fixtures and improvements, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor warrants that it is lawfully seized of the premises hereinafore described in fee simple absolute, that it has good right and lawful authority to sell, convey or grant the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagee further warrants to warrant and forever defend all and singular the said premises unto the Mortgagee free from and against the Mortgagor and all persons who may ever lawfully claim the same or any part thereof.

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