

FILED
GREENVILLE CO. S. C.

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P. O. Box 647
Taylors, S. C. 29687

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

MAY 19 4 55 PM '79
DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, MARIE THERESA S. SIZEMORE

(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

THIRTEEN THOUSAND EIGHT HUNDRED SIXTY - - - - Dollars (\$ 13,860.00) due and payable in eighty-four (84) equal, consecutive monthly installments of \$165.00, commencing April 23, 1979,

as stated in Note of even date
with interest thereon from date / at the rate of per centum per annum, to be paid:
AMOUNT ADVANCED \$7,850.47

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

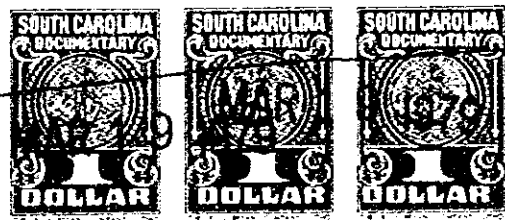
Greenville, being shown and designated as Lot No. 17 on a Plat of Property designated as PINE BROOK EXTENSION, recorded in the RMC Office for Greenville County in Plat Book W, at Page 73, also

A small portion of the rear of Lot No. 19, Block E, of MAYFAIR ESTATES, plat of which is recorded in Plat Book S, Page 73; also

A small portion of the rear of Lot No. 61 of CARDINAL PARK, Plat of which is recorded in Plat Book W, at Page 27, and having the following courses and distances:

BEGINNING on an iron pin on the northwest side of Runyon Drive at corner of Lot 18, and running thence N 25-50 W, 97.4 feet to an iron pin at rear of Lots 17 and 18; thence N 25-50 W, 25 feet, more or less, to a point at the joint corner of lots now or formerly owned by Albert L. Smith and Broadnax; thence S 68-09 W, 60 feet, more or less, to a point in the dividing line of Lots 60 and 61; thence along the dividing line of Lot 60 (3 21-58 E) 20 feet, more or less, to the joint corner of Lots 16 and 17; thence S 25-50 E, 144.3 feet to an iron pin on Runyon Drive; thence with said Drive, N 35-30 E, 85.2 feet to the beginning corner.

This is the same property conveyed to the Mortgagor herein by deed of A. L. Cannon, recorded July 2, 1974, in Deed Book 1002, at Page 309.



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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 now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all fixtures and equipment, 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 covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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