STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

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GRUES FOR ED 30. S. MORTGAGE OF REAL ESTATE 473 MEE 302 Jul 12 3 ut Phat whom these presents may concern:

MHEREAS. Earnest C. Leatherman and Betty Jean R. Leatherman

SOUTHERN FINANCIAL SERVICES, INC. thereinafter referred to as Mortgagor) is well and truly indebted unto P. O. Box 10242, Federal Station, Greenville, S. C.

(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

In One Hundred Twenty (120) consecutive monthly installments of One Hundred Ninty-four and 26/100 (\$194.26) dollars, beginning August 11, 1979, and continuing on the same day of each month threafter until paid in full,

with interest thereon from

July 11, 1979

at the rate of

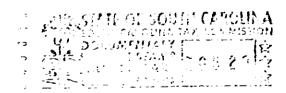
13.00 per centum per annum, to be paid:

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 Mortgagot, 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 Mortgagor at any time for advances made to or for his account by the Mortgagor, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagor, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagor at and before the scaling and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by the presents does grant, bargain, sell and release unto the Mortgagor, its successors and assigns:

All that piece, parcel or lot of land in the State of South Carolina, County of Greenville on the southern side of Long Meadow Road, near the town of Taylors, being shown as Lot No. 4 as shown on plat of Brook Glenn Gardens, recorded in Plat Book JJJ, at Page 85, reference to said plat being hereby craved for a more particular description.

This being the same property conveyed to the mortgagors herein by deed of Jack E. Shaw Builders, Inc. recorded in the RMC Office for Greenville County on March 17, 1969 in Deed Book 864 at Page 119.



Together with all and singular rights, members, hereditaments, and apparticiances to the same belonging in any way incident or apper-taining, and all of the rects, oscios, and protots which may arise or be had therefrom, and including all heating. Plumbing, and lighting fixtures now or hereafter arrached, corrected, or titled thereto in any master; it being the intention of the parties hereto that all fixtures and equipment, other than the usual household for title be considered a part of the real estate.

The Morgagor coverants that it is last tills seved of the premises because of described in the simple absolute, that it has good right and is Harfully authorized to sell, cover, or exturbed the sime, and that the premises are tree and clear of all terms and encurbrance except as provided Marfully authorized for the coverants to warrant and toreser details a land ingular rise said premises with the Morgagor further coverants to warrant and toreser details a land ingular rise said premises with the Morgagor foreser. From and against the Morgagor and all persons who more elevately claiming the same of any particular.

The Mortgagor further cover area and agrees as to lows.

(1) That the meetgage shall secure the Mongager for such further sums as may be advanced hireatter, at the option of the Mongager, for the fairness of fairness or surface pressures, public assessments, repairs so their purpose furthers to the coverants bettern. This mongager shall also payment of fairness or surface pressure the Mongager for any further learne, advances, readvances or sedon that may be made hereafter to the Mongager by the Mongager so forge as the rotal indebtodness that secured does not exceed the original and or the fairness of advances of all some or advanced shall bear interest at the same rate as the mongage does and shall be payable on demand of the Montager unless otherwise provided in writing.

same rate as the mortgage oeth and shall be payable on demand of the Mortagee unloss or teraine provided in writing

(2) That it will keep the in prosecution now existing or hereafter erected on the mortgaged property insured as may be required from time to time
by the Mortgagee against loss his fire and any other hazards specified by Mortgagee, in an amount not loss than the mortgage debt, or in such
amounts as may be required by the Mortgagee, and in comparies acceptable to in, and that all such policies and receivable thereof shall be held
by the Mortgagee, and have arrached therein his payable clauses in favor of, and in time acceptable to the Mortgagee, and that it will pay all promisions
by the Mortgagee, and have arrached therein his payable clauses in favor of, and in time acceptable nother mortgaged, and that it does bereby assign to the Mortgagee the proceeds of any policy insuring the mortgaged premises and does hereby
therefor when does and that it does bereby assign to the Mortgagee the proceeds of any policy insuring the mortgaged premises and does hereby
authorize each insurance company concerned to make payment for a loss directly by the Mortgagees, to the extent of the balance owing on the
Mortgage debt, whether due to not

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