

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RECORDED
S. C.
14 13 014
TO ALL WHOM THESE PRESENTS MAY CONCERN:
W. H. SLEASLEY

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

WHEREAS, DONALD E. BROWN and ROSE L. BROWN

(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 FORTY-EIGHT Dollars (\$ 7, 248. 00) due and payable

in forty-eight (48) equal, consecutive, monthly installments of \$151.00, commencing October 10, 1979, and continuing thereafter until paid in full 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 \$5,121.04

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 known and designated as Lots Nos. 76, 77, 96, 97, portion of Finlay Street (abandoned), and an unnumbered lot shown and designated on the Greenville County Tax Maps as P13-4-23, on plat prepared by Carolina Surveying Co., dated January 23, 1979, and recorded in the RMC Office for Greenville County, S. C. in Plat Book 6-U at Page 87 and having, according to said plat, the following metes and bounds to-wit:

BEGINNING at an iron pin on the eastern side of Waddell Street at the joint front corner of Lots Nos. 77 and 78 and running thence with the line of Lots 78 and 79 S. 85-25 E. 685.0 feet to an iron pin; thence S. 3-35 W. 160 feet to an iron pin; thence N. 85-25 W. 676.9 feet to an iron pin on the eastern side of Waddell Street at the joint front corner of Lots Nos. 75 and 76; thence with the eastern side of Waddell Street N. 0-42 E. 160.4 feet to the point of beginning.

This is the same property conveyed to the Mortgagors herein by deed of W. G. Hayes and Lillie Owens Hayes, recorded January 24, 1979, in Deed Book 1095, at Page 897.



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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