

420 - Doc Stamp on 144-133

FILED  
GREENVILLE CO. S. C.

1113-114

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

OCT 30 3 45 PM '79  
DONNIE S. TANKERSLEY  
R.M.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Mortgagor's title was obtained by Deed  
From LEE J. BULLOCK and  
Recorded on 1-4-79  
See Deed Book # 1007 Page 700  
of GREENVILLE County.

WHEREAS,  
MARY F. LATTI

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

FIRST FINANCIAL SERVICES INC D/W/A FAIRLAKE FINANCE COMPANY

(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

EIGHTEEN THOUSAND FOUR HUNDRED EIGHTY DOLLARS AND NO CENTS Dollars (\$ 18,480.00 ) due and payable

WHEREAS THE FIRST PAYMENT BEING DUE IN THE AMOUNT OF TWO HUNDRED TWENTY DOLLARS AND NO CENTS /220.00/ IS DUE ON 12/02/79 AND EACH ADDITIONAL PAYMENT IN THE AMOUNT OF TWO HUNDRED TWENTY DOLLARS AND NO CENTS /220.00/ BEING DUE ON THE SECOND OF EACH MONTH UNTIL PAID IN FULL.

with interest thereon

at the rate of

per centum per annum, to be paid

*M.F.L.*

*M.F.L.*

*M.F.L.*

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

ALL THAT PIECE, PARCEL OR LOT OF LAND SITUATE, LYING AND BEING ON THE SOUTH-EASTERN SIDE OF FLEETWOOD DRIVE IN THE COUNTY OF GREENVILLE, STATE OF SOUTH CAROLINA, BEING KNOWN AND DESIGNATED AS LOT NO 27, AS SHOWN IN A PLAT OF MAGNOLIA ACRES, WHICH PLAT IS RECORDED IN THE OFFICE OF THE CLERK FOR GREENVILLE COUNTY IN PLAT BOOK 03 AT PAGE 133.

THIS CONVEYANCE IS MADE SUBJECT TO ANY AND ALL EXISTING RESERVATIONS, EASEMENTS, RIGHTS OF WAY, EMINENT DOMAIN AND RESTRICTIONS OF ANY NATURE OR CHARACTER THAT MAY APPEAR OF RECORD, IN THE PUBLIC RECORDS OF THE STATE OF SOUTH CAROLINA.

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STATE OF SOUTH CAROLINA  
CLERK OF COURTS  
GREENVILLE COUNTY

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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