

FILED REAL ESTATE MORTGAGE
GREENVILLE CO. S.C.

THE STATE OF SOUTH CAROLINA

COUNTY OF Greenville

BOOK 1493 PAGE 519

TO ALL WHOM THESE PRESENTS MAY COME, I, MAURICE R. M.C. JOE G. WOOD AND SANDRA L. WOOD

of the County of Greenville, State of South Carolina, hereinafter called the Mortgagors, send greeting:

WHEREAS, the said Mortgagors are justly indebted to BENEFICIAL FINANCE CO. OF South Carolina hereinafter called the Mortgagee, and have given their promissory Note therefor bearing even date herewith, whereby they have promised to pay to the Mortgagee in accordance with its terms the Actual Amount of Loan of \$ 7680.00, together with interest on unpaid balances, it being hereby expressly agreed that upon default in the payment of said note or of any charge in connection therewith, or of insurance premiums, taxes or assessments or in the performance of any of the requirements herein contained as to taxes or insurance or of any of the other conditions hereof, the Mortgagee shall have the right to declare immediately due and payable the entire unpaid principal balance hereof and accrued interest thereon, and to proceed, without notice, to enforce the collection of same as provided therein, together with a reasonable attorney's fee up to 15% of said unpaid balance for any litigation concerning the debt, and all other amounts secured hereby.

NOW KNOW ALL MEN That the Mortgagors, in order better to secure the payment of the note above mentioned in accordance with its terms, and all other sums mentioned therein or herein, to the Mortgagee, and also in consideration of the further sum of TEN DOLLARS to the Mortgagors in hand well and truly paid by the Mortgagee at and before the sealing of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the Mortgagee, its successors and assigns, the following described real property:

All that certain piece, parcel or lot of land located in the State of South Carolina, County of Greenville, Town of Fountain Inn, being known and designated as Lot 4 on a plat of Woodfield Heights Subdivision, Section 2, recorded in the RMC Office for Greenville County in plat book PPP, page 109.

This being the property conveyed to the Mortgagor by Deed of Sara A. Patton by Deed Dated October 20, 1978 and recorded in Deed Book 1090, at Page 409.

RECORDED IN THE OFFICE OF THE CLERK OF THE COURT OF THE COUNTY OF GREENVILLE, SOUTH CAROLINA
ON 11/10/80 AT 12:03 PM '80
BY MAURICE R. M.C.
JOE G. WOOD AND SANDRA L. WOOD

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