

FILED  
GREENVILLE CO. S. C.

MAR 3 3 09 PM '80  
REAL ESTATE MORTGAGE

BOOK 1497 24

THE STATE OF SOUTH CAROLINA  
COUNTY OF Greenville  
DONOR: Joseph E. Black and Rita J. Black  
BY: W. S. CAMPBELL  
S.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: Joseph E. Black and Rita J. Black  
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 \$ 7296.00, 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 piece, parcel or lot of land lying in the State of South Carolina, County of Greenville, shown as Lot 28 on plat of Section 1, plat of Abney Mills, Brandon Plant, recorded in Plat Book QQ at pages 56-59 and having such courses and distances as will appear by reference to said plat.

This being the same property conveyed from Nancy G. Sieroslowski, formerly Nancy G. Mahon to Joseph E. Black and Rita J. Black and recorded August 31, 1977, Volume 1063, Page 835.

RECORDED IN SOUTH CAROLINA  
COUNTY OF GREENVILLE  
BOOK 1497 PAGE 24  
MARCH 3 1980  
W. S. CAMPBELL  
S.M.C.