

ACCOUNT NO. 3600477 DATE 05/12/80 FILED REAL ESTATE MORTGAGE

MORTGAGORS NAMES AND ADDRESS

Charles Yates
Hazel Yates
9 Barnett Street
Fiedmont, SC 29673

AMOUNT OF NOTE	PRINCIPAL OF LOAN	SCHEDULE OF PAYMENTS	FIRST DUE DATE	MATURITY DATE
4080.00	3181.22	30 136.00	06/16/80	11/16/82

MORTGAGEE NAME AND ADDRESS

USLIFE CREDIT CORP.
1214-B LAURENS RD.
P.O. BOX 6428 STA. B
GREENVILLE, S.C. 29606

REVISION DATE 09/15/80

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville } ss.

WHEREAS, the Mortgagors above named are indebted on their Promissory Note above described, payable to the order of the Mortgagee and evidencing a loan made by said Mortgagee, in the Amount of Note stated above, which said Note is payable in monthly installments and according to the terms thereof, and on which Note payment in advance may be made in any amount at any time and default in making any monthly payment shall, at the option of the holder of said Note, and without notice or demand, render the entire sum remaining unpaid on this Note at once due and payable.

NOW KNOW ALL MEN, that in consideration of said loan and to further secure the payment of said Note and also in consideration of three dollars (\$3) to the Mortgagee, hereinafter well and truly paid by Mortgagee at and before the sealing and delivery of these presents, receipt whereof is hereby acknowledged, the Mortgagors hereby grant, bargain, sell and release unto the Mortgagee, its successors and assigns, the following described real estate, situated in the County of Greenville and thereon situate, lying and being all that piece, parcel or lot of land with all buildings and improvements thereon situate, lying and being in the Piedmont Manufacturing Company Village in or near the town of Fiedmont, Greenville County, S.C. and being more particularly described as Lot '36', '38', Section 4, as shown on plat entitled, "Property of Fiedmont Mfg. Co, Greenville County", made by Dalton & Neves, February, 1950; Section 3 and 4 of said plat are recorded in the RMC Office of

In having and to hold, with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging, unto said Mortgagee, provided always, and this instrument is made, executed, sealed and delivered upon the express condition that if the said Mortgagors shall pay in full to the said Mortgagee the above described Note according to the terms thereof, then this Mortgage shall cease, determine and be void, otherwise it shall remain in full force and virtue. Upon default in making any payment of said Note when the payment becomes due, then the entire sum remaining unpaid on said Note shall be due and payable by the exercise of the option of acceleration above described and this Mortgage may be enforced as provided by law for the purpose of satisfying and paying the entire indebtedness secured hereby.

The Mortgagors covenant that they exclusively possess and own said property free and clear of all encumbrances, except as otherwise noted, and will warrant and defend the same against all persons except the Mortgagee. Any failure of the Mortgagee to enforce any of its rights or remedies hereunder shall not be a waiver of its rights to do so hereafter. Whenever the context so requires, plural words shall be construed in the singular.

Signed and delivered in the presence of:

J. Don Garden (Seal) Sign Here
Barbara Esper (Seal) Sign Here

Charles Yates (Seal) Sign Here
Hazel Yates (Seal) Sign Here

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville } ss.

Personally appeared before me the undersigned witness and being duly sworn by me and with that he, she, it, the abovesigned mortgagor, did freely and deliver the foregoing instrument for the uses and purposes therein mentioned, and that he, with the other witness, subscribed and attested the execution thereof.

Sworn to before me this 12th day of May, A.D. 1980.

Notary Public for the State of South Carolina
J. Don Garden
Barbara Esper
April 21, 1980

RENUNCIATION OF DOWER

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville } ss.

I, the undersigned Notary Public, do hereby certify that the abovesigned mortgagors, did freely and deliver the foregoing instrument for the uses and purposes therein mentioned, and that he, with the other witness, subscribed and attested the execution thereof, and that the said mortgagors, do hereby renounce their right of dower in the real estate, as above described, and that they have executed, for the uses and purposes therein mentioned, the foregoing instrument, and that they have subscribed and attested the execution thereof, and that they have executed, for the uses and purposes therein mentioned, the foregoing instrument, and that they have subscribed and attested the execution thereof.

Sworn to before me this 12th day of May, A.D. 1980.

Hazel Yates
Barbara Esper
April 21, 1980

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