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WALKERSLEY
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Doc STAMPS 140
AMT FIN 3475.92 BOOK 1542 PAGE 451

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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

Mortgagors Title was obtained by Deed
From CURTIS BRADY HOLLIPIED JR.
Recorded on MARCH 4, 1974
See Deed Book # 994, Page 593
of GREENVILLE County.

WHEREAS,
ERUCE D MURPHREE JR & DARLENE S MURPHREE
(hereinafter referred to as Mortgagor) is well and truly indebted unto

FIRST FINANCIAL SERVICES INC d/b/a FAIRLANE FINANCE CO.
(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are in-
corporated herein by reference, in the sum of

FOUR THOUSANDSEVEN HUNDRED SIXTEEN DOLLARS AND NO CENTS.
WHEREAS THE FIRST PAYMENT IN THE AMOUNT OF ONE- Dollars (\$4716.00) due and payable
HUNDREDTHIRTY ONE DOLLARS AND NO CENTS (\$131.00) IS DUE 6/28/81 AND EACH ADDITIONAL
PAYMENTS IN THE AMOUNT OF ONE HUNDRED THIRTY ONE DOLLARS AND NO CENTS (\$131.00) will
BE DUE ON THE 28TH OF THE MONTH UNTIL PAID IN FULL.

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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 LOT OF LAND IN THE STATE OF SOUTH CAROLINA, COUNTY OF GREENVILLE, IN THE CITY OF
GREENVILLE, BEING KNOWN AND DESIGNATED AS LOT NO.60 ON A PLAT OF COLLEGE HEIGHTS, RECORDED
IN PLAT BOOK P AT PAGES 74 and 75 IN THE RMC OFFICE FOR GREENVILLE COUNTY AND HAVING SUCH METES
AND BOUNDS AS APPEAR BY REFERENCE TO SAID PLAT. SAID LOT FRONTS ON THE NORTHWESTERLY EDGE OF
COLUMBIA CIRCLE A DISTANCE OF 75 FEET AND RUNS BACK THERE FROM AND PARALLEL LINES A DISTANCE
OF 175 FEET.

THIS CONVEYANCE IS SUBJECT TO ALL RESTRICTIONS, SET-BACK LINES, ROADWAYS, ZONING ORDINANCES,
EASEMENTS AND RIGHTS-OF-WAY, IF ANY, AFFECTING THE ABOVE DESCRIBED PROPERTY.

STATE OF SOUTH CAROLINA
RECORDED BY
STATE OF SOUTH CAROLINA
MAY 28 1981

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Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or apper-
taining, 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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