



STATE OF SOUTH CAROLINA
COUNTY OF Greenville

Dee S. Tankersley
R/MC

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

WHEREAS, I, THE SAID EULA LATIMER

(hereinafter referred to as Mortgagor) is well and truly indebted unto Pickensville 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 Twenty One Hundred and 00/100's Dollars

Dollars (\$ 2,100.00) due and payable

in 30 successive monthly payments of (\$70.00) Seventy and 00/100's Dollars beginning June 25, 1981 and due each and every 25th. thereafter until the entire amount is paid in full.

with interest thereon from maturity at the rate of eight percentum per annum, to be paid: semi-annually

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 situate in the County of Greenville, State of South Carolina just outside of the cooperate limits of the City of Greenville, about 1 1/4 miles west of the Greenville County Court House being lot No. 15 according to plat recorded in Plat Book F, page 156 and described as follows:

BEGINNING at corner of Lot No. 16 on an alley (now Minus Street) and running thence along the line of lot 16 S.75-30 E. 64.5 feet; thence N 14-50 E. 40 feet; thence N 75-30 W. 64 feet; thence with Minus Street, S. 16-W 40 feet to the beginning corner.

Being the same property conveyed to Grantor by Deed recorded in Deed Book 271 at page 130.

Derivation: H. B. Goodlett, July 21, 1958 Deed 602-290.

Pickensville Finance Company
P. O. Box 481
Easley, S.C. 29640

GC10 ----- JUN 5 1981 1541



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.

0.41

4328 RV-2