

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

of the County of Greenville, S.C.
JUNE 25 AM '81
WASLEY

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN

WHEREAS Alton J. Sanders and Debra J. Sanders, Jr.

(hereinafter referred to as Mortgagor) is well and truly indebted unto
HOUSEHOLD FINANCE CORPORATION of South Carolina

(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 Amount Financed of Five thousand four hundred thirty-six and 74/100****

Dollars (\$ 5,436.74*****) due and payable

APR

with interest thereon from June 25, 1981 at the rate of 10.000***** per annum, to be paid:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, 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 Greenville, being known and designated as Unit 40 of TRENTWOOD HORIZONTAL PROPERTY REGIME, as is more fully described in Master Deed dated October 16, 1974, and recorded in the RMC Office for Greenville County, S.C. in Deed Book 1008 at pages 527-611 and survey and plot plan recorded in Plat Book 5-H, at page 43, which Master Deed was amended June 2, 1976 and recorded in the RMC Office for Greenville County in Deed Volume 1030 at page 140; said Master Deed was subsequently amended by Second Amendment recorded July 7, 1976 in the RMC Office for Greenville County in Deed Volume 1002 at page 742; said Master Deed was subsequently amended by Third Amendment recorded November 4, 1976 in Deed Volume 1091 at page 223; that the Declarant assigned the above number by document recorded June 23, 1979 in the RMC Office for Greenville County in Deed Volume 1106 at page 6.

This is a portion of the property conveyed to the Grantors by deed of Cunningham and Summers Associates dated June 20, 1979, in Deed Book 1106, at page 3 on July 3, 1979.

This conveyance is made subject to such easements, restrictions, zoning ordinances, or rights of way as may appear of record or on the premises.

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY STAMP TAX
02.20
FF 112-B

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This is the same property as conveyed to the Mortgagor herein by deed dated 10/4/79 by Nelson and Putman Builders, a ptrshp and recorded of 10/4/79 in book 1112 page 70 of the Office of Recorder of Deeds of GREENVILLE County, South Carolina.

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.

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