

OCT 15 4 33 PM '81

BONNIE S. TANKERSLEY  
R.H.C.

DOC STAMPS - 1.20  
AMT FIN. - 2930.50

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

MORTGAGE OF REAL ESTATE <sup>800:</sup> 1555 PAGE 366

TO ALL WHOM THESE PRESENTS MAY CONCERN:  
Mortgagors Title was obtained by Deed  
From Lewis C & Geneva H <sup>chester</sup> and  
Recorded on 8-26, 19 77.  
See Deed Book # 1063, Page 496  
of Greenville County.

WHEREAS, James S Rochester & Suzanne Rochester

(hereinafter referred to as Mortgagor) is well and truly indebted unto

First Financial Services Inc D/E/A Fairlane Finance Company  
(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

Three Thousand Eight Hundred Forty Dollars and No Cents.  
Whereas the first payment in the amount of 128.00 Dollars (\$ 3840.00 ) due and payable  
One Hundred Twenty Eight Dollars and No Cents will be due on 11-19-81 November  
19, 1981 and each additional payment in the amount of 128.00 One Hundred  
Twenty Eight Dollars and No Cents will be due on the 19th of each month until  
paid in full.

with interest thereon from \_\_\_\_\_ at the rate of \_\_\_\_\_ per centum per annum to be paid x

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 piece, parcel or lot of land situate, lying and being in the county  
of Greenville state of South Carolina, and is a portion of the property of a  
Survey for Conyers Rochester prepared by Carolina Surveying Co, on March 30th  
1974, and Plat of Lot & Right of Way Survey by Terry T. Dill prepared for James  
S. Rochester Aug. 25th, 1977.

Beginning at an iron pin on the N.E. Corner of said property Lewis and Geneva  
Rochester and running s 26-00 E. 295 feet to an iron pin, thence S. 73-38 W.  
295 feet to an iron pin, thence N 26-00 W 295 feet, thence N 73-38 E 296 feet  
to original pin.

This being a portion of the property conveyed to the Grantor by deed of Conyers  
Rochester, which was filed in the RMC Office for Greenville County on July 22,  
1977 and recorded in Deed Book 1060, page 990.

The aforesaid plat is to filed contemporaneously with this deed.,

The Grantor also grants a 50 feet right-of-way of ingress and egress across the  
southeastern portion of the property retained by the Grantor. Said rights-of-  
way more specifically described on plat by Terry T. Dill Survey Aug 25th, 1977.

This conveyance is made subject to any restrictions, rights-of-way or easements  
that may appear of record on the recorded plat(s) or on the premises.

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STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
STAMP  
OCT 15 1981 TAX  
PR. 11218 01.20

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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