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GREENVILLE CO. S. C.

MAY 25 9 36 AM '82

REAL ESTATE MORTGAGE

BOOK 1570 PAGE 978

THE STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

TO ALL WHOM THESE PRESENTS MAY CONCERN: Johnny W. Allen

of the County of Greenville, State of South Carolina, hereinafter called the Mortgagors, send greeting:

WHEREAS, the said Mortgagors are justly indebted to FINANCE ONE OF SOUTH CAROLINA, INC., hereinafter called the Mortgagee, and have given their promissory Note therefore bearing even date herewith, whereby they have promised to pay to the Mortgagee in accordance with its terms the Actual Amount of Loan of \$ 5,904.18 together with interest on unpaid balances, it being hereby expressly agreed that upon default in the payment of said note or of any charge in connection therewith, or of insurance premiums, taxes or assessments or in the performance of any of the requirements herein contained as to taxes or insurance or of any of the other conditions hereof, the Mortgagee shall have the right to declare immediately due and payable the entire unpaid principal balance hereof and accrued interest thereon, and to proceed, without notice, to enforce the collection of same as provided therein, together with a reasonable attorney's fee up to 15% of said unpaid balance for any litigation concerning the debt, and all other amounts secured hereby.

NOW KNOW ALL MEN That the Mortgagors, in order better to secure the payment of the note above mentioned in accordance with its terms, and all other sums mentioned therein or herein, to the Mortgagee, and also in consideration of the further sum of TEN DOLLARS to the Mortgagors in hand well and truly paid by the Mortgagee at and before the sealing of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the Mortgagee, its successors and assigns, the following described real property:

ALL That Piece, parcel or lot of land situate, lying and being on Blue Mountain Drive, near the City Of Greenville, in the County of Greenville, State Of South Carolina, and designated as Lot No.63 of a subdivision known as Blue Mountain Park, plat of which is recorded in the RMC Office for Greenville County in Plat Book EE at Page 121; Also shown as the property of George E. Porter by plat recorded in the RMC Office for Greenville County in Plat Book III at Page 69, said lot have such mates and bounds as shown on said latter plat.

This Conveyance is made subject to all restrictions, easements, and rights-of-way which may affect the property hereinabove described.

Derivation: George E. Porter 11/6/72 Book 959 at Page 591 (CONTINUED ON NEXT PAGE)

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