

DEC 21 10 16 AM '87
DONNIE S. TANKERSLEY
R.M.C.

REAL ESTATE MORTGAGE

BOOK 1580 PAGE 971

THE STATE OF SOUTH CAROLINA)
COUNTY OF Greenville)

TO ALL WHOM THESE PRESENTS MAY CONCERN: Enrico Paderewiski Hamby and
Emma Jean Hamby
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 thereto bearing even date herewith, whereby they have promised to pay to the Mortgagee in accordance with its terms the Actual Amount of Loan of \$ 8,095.31....., 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 in the County of Greenville, Town of Mauldin, State of South Carolina, being known and designated as Lot No. 21 on a revised plat of Property of J.W. Whitt prepared by C.O. Riddle, Surveyor, in June, 1960 and recorded in Plat Book WW at page 73 in the R.M.C. Office for Greenville County. Said lot fronts on the northern side of Pleasant Drive a distance of 75.8 feet.

This being the same property conveyed to Enrico Paderewiski Hamby and Emma Jean Hamby by deed of Jerry Harbuck, recorded November 8, 1973 in the Greenville County R.M.C. Office in Deed Book 987 at page 781.

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