

REAL ESTATE MORTGAGE

BOOK 1584 PAGE 383

THE STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

TO ALL WHOM THESE PRESENTS MAY CONCERN: LEWIS E. YATES AND EDNA N. YATES

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 \$16,219.89, 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 the southern side of Bramlett Road in a section sometimes known as Blue Ridge View near the City of Greenville, County of Greenville, State of South Carolina, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Bramlett Road at the eastern edge of property formerly described as "woods" and running thence S. 31-35 E. 150 feet to an iron pin; thence S. 60-10 W. 100 feet to an iron pin; thence N. 31-35 W. 150 feet to an iron pin on the southern side of Bramlett Road; thence with the southern side of Bramlett Road N. 60-10 E. 100 feet to the point of BEGINNING.

THIS is the same property conveyed to the Mortgagor's herein by deed of Emma E. Norris Willis adted February 4, 1972 and recorded in the RMC Office for Greenville County in Deed Book 935 at Page 423.

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