

FILED
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Deane S. Tansley

REAL ESTATE MORTGAGE

5-36

BOOK 1633 PAGE 467

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THE STATE OF SOUTH CAROLINA
COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: Julius C Johnson

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 \$ 3395.46 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 lot of land in Greenville County, South Carolina know and designated as lot No. 1 of the property of Emma Sherman as shown by a plat thereof made by C. O. Riddle October, 1958, said lot having, according to said plat, the following metes and bounds: to-wit:

Beginning at an iron pin on the northern side of Crestfield Road at the joint corner of property belonging to Lewers and Lot no. 1 and running thence with the northern side of Crestfield Road, N. 66-28E. 191.9 feet to an iron pin at the corner of lot No. 2; thence with line of Lot No. 2 N. 5-41 W. 275.7 feet to an iron pin at Tract No. 5, of Charles Rogers Estate; thence with said tract, N. 86-30 W. 177.6 feet to an iron pin at Lewers line; thence with the line of Lewers S. 4-32 E., 363.3 feet to the Beginning corner, containing 1.31 acres, more or less.

Derivation: Emma Wherman 11/28/58 book 611 at page 368.



Together with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging or in any wise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said premises unto the Mortgagee, its successors and assigns, forever.

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