

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
NOV 11 11 42 AM '83
DUNN & BERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE VOL 1637 PAGE 281

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Eunice Lewers Perry

(hereinafter referred to as Mortgagor) is well and truly indebted unto Associates Financial Services Company of South Carolina, Inc.,

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of Fourteen Thousand Five Hundred Ninety-nine and 20/100----- Dollars (\$14,599.20) due and payable

ACCORDING TO TERMS SET OUT IN SAID NOTE

with interest thereon from THIS DATE at the rate of 22.0% APR per centum per annum, to be paid monthly

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:

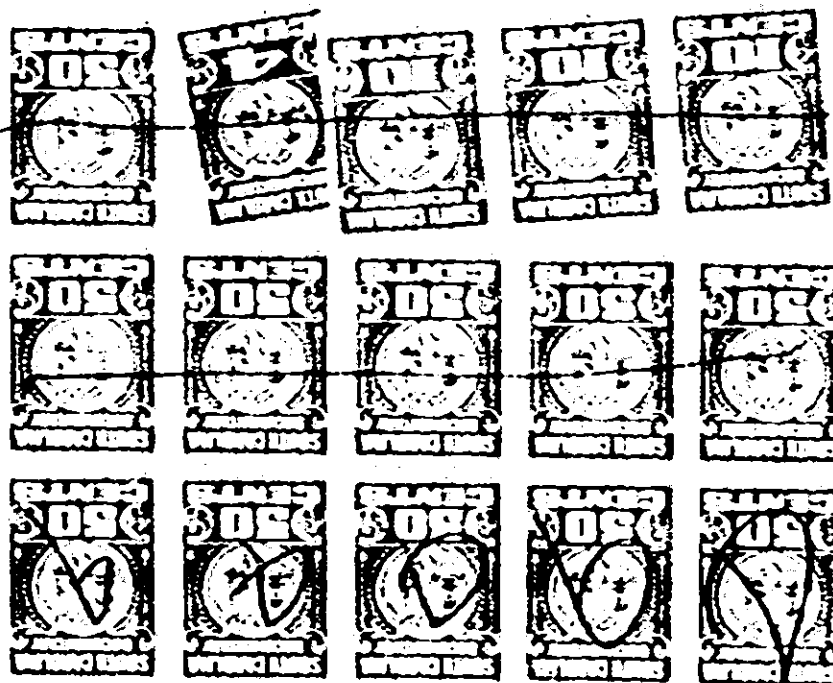
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagee 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 Greenville, being known and designated as part of that 8.42 acres, more or less, of Lot 11, Piney Ridge Drive, on plat of property formerly of Woday M. Austin, recorded in the RMC Office in Plat Book II at Page 161 and being more particularly described as follows, to-wit:

BEGINNING at an iron pin on the east side of Bethel Road, formerly designated as "County Road", thence running along the line of the property of Edna Pearl L. and Elford D. Harris, S. 74-06 E. 580.05 feet to a stone at the line of land of L. P. Burdette; thence running west N. 87-43 W. 615.8 feet along the line of the property of John Charles Lewers to an iron pin on the east side of Bethel Road to another iron pin on the east side of Bethel Road N. 6-23 W. 21 feet to an iron pin which is the beginning point, N. 27-44 E. 128.4 feet.

This being the same property conveyed to mortgagor herein by deed of Eulus Lewers dated October 11, 1970, recorded on October 15, 1970, in Deed Book 960 at Page 416.

The attached call option provision is part of this mortgage, deed of trust, or deed to secure debt.



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Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, 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 such 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 Mortgagee 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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1637 281