

REAL ESTATE MORTGAGE

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THE STATE OF SOUTH CAROLINA ) FILED  
COUNTY OF GREENVILLE ) S.C.  
TO ALL WHOM THESE PRESENTS MAY COME )  
of the County of GREENVILLE ) GLEN L. STATON  
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 \$ 9,040.24, 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 in the County of Greenville, State of South Carolina, known and designated as Lot 38 of Clearview Acres Subdivision, and, according to a plat prepared of said Subdivision by Carolina Engineering and Surveying Company, January, 1963, and recorded in the RMC Office for Greenville County, in Plat Book MM, at Page 168, having the following courses and distances, to-wit:

BEGINNING at a point on the edge of State Park Road, joint front corner of Lots 38 and 39 and running thence, N. 15-01 E. 153.5 feet to a point; thence, S. 86-45 E. 110 feet to a point; thence, S. 18-53 W. 154.0 feet to a point on the edge of State Park Road; thence running with said Road, N. 87-26 W. 100 feet to a point, the point of beginning.

This is the same property conveyed to Mortgagor by deed of Brown Enterprises of S. C., Inc., recorded in the RMC Office for Greenville County in Deed Book 926, at Page 200, recorded on September 29, 1971.

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.

(CONTINUED ON NEXT PAGE)

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