

0.58

FILED REAL ESTATE MORTGAGE
GREENVILLE CO. S.C.
THE STATE OF SOUTH CAROLINA
COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: Roxann T. McIntyre
of the County of Greenville, State of South Carolina, hereinafter called the Mortgagors, send greeting:

WHEREAS, the said Mortgagors are justly indebted to Luthi Mortgage Co, Inc hereinafter called the Mortgagee, and have given their promissory Note thereto bearing even date here with, whereby they have promised to pay to the Mortgagee in accordance with its terms the Actual Amount of Loan of \$ 4,000.00 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 12% 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 certain piece, parcel or lot of land, together with the improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 70 as shown on a plat of Sunset Hills, Plat No. 2, made by R.E. Dalton, December, 1945, recorded in the RMC Office for Greenville County in Plat Book P at page 19 and a more recent plat of Property of Stephen D. Michael and Mary L. Micheal, dated December 12, 1974; being the property conveyed to Roxann T. McIntyre by deed of Kyle H. McIntyre dated July 15, 1982 and recorded July 26, 1982 in the RMC Office for Greenville County in Deed Book 1170 at Page 711.

The above described property is the same conveyed to the Mortgagor herein by deed dated July 15, 1982 and recorded in the RMC Office for Greenville County July 26, 1982, Deed Book 1170 at page 711.

STATE OF SOUTH CAROLINA
DOCUMENTARY
STAMP
TAX \$ 01.60

Together with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging or in any wise incident or appertaining.
(CONTINUED ON NEXT PAGE)
TO HAVE AND TO HOLD all and singular the said premises unto the Mortgagee, its successors and assigns, forever.

7328-11-21