

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S.C.
MAR 15 10 43 AM '84
DONNIE S. FANKERSLEY
R.H.O.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Mortgagors Title was obtained by Deed
From RICHARD W. PLOOF AND GAYELLIA
Recorded on 07-20, 19 76.
See Deed Book # 1039, Page 878
of GREENVILLE County.

WHEREAS, CHARLES W. LAKE JR, AND BRENDA M. LAKE

(hereinafter referred to as Mortgagor) is well and truly indebted unto
FIRST FAMILY FINANCIAL SERVICES 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

THIRTY TWO THOUSAND FOUR HUNDRED DOLLARS AND NO CENTS Dollars (\$ 32,400.00) due and payable
WHEREAS THE FIRST PAYMENT IN THE AMOUNT OF (270.00) TWO HUNDRED SEVENTY DOLLARS
AND NO CENTS WILL BE DUE ON THE 19 DAY OF APRIL 1984. AND EACH ADDITIONAL PAYMENT
IN THE AMOUNT OF (270.00) TWO HUNDRED SEVENTY DOLLARS AND NO CENTS WILL BE DUE
ON THE 19 DAY OF EACH MONTH UNTIL PAID IN FULL.

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 Mortgagor 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

All that certain piece, parcel or lot of land situate, lying and being in the said County and State, being known and designated as lot No. 162, South Forest Estates, as shown in plat thereof prepared by Pickell&Pickell, dated August 29, 1955, recorde in the RMC Office for Greenville County in plat Book GG at page 181, reference to said plat being craved for a more complete description thereof. Being the same property conveyed to the Kortgagor by deed of Richard W. Ploof and CamelliaR. Ploof, recorded 7-20-76 in Deed Book 1039 at Page 878, RMC Office for Greenville County.

AMOUNT FINANCED \$ 14,463.90
DOC STAMPS \$ 5.80



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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 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 Mortgagor 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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