

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

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APR 19 11 30 AM '84
TO ALL WHOM THESE PRESENTS MAY CONCERN: Leonard E. Bridges and Ethel Bridges
Greenville
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 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 \$ 3579.45 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 certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 9 of Section II of a subdivision of the property of Blue Ridge Realty Co., Inc. known as "Fenwick Heights", the same shown on a plat thereof prepared by Piedmont Engineering Service, March 1959, said plat being recorded in the RMC Office for Greenville County in Plat Book QQ at pages 44 and 45, and having such metes and bounds as shown thereof.

This conveyance is made subject to any and all existing reservations, easements, rights of way, zoning ordinances and restrictions or protective covenants that may appear of record on the recorded plat(s) or on the premises.

The above described property is the same conveyed to the mortgagors herein by deed of Douglas F. Langley dated April 19, 1971 and recorded in the RMC Office for Greenville County in Deed Book 913 at page 239 on April 20, 1971.

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

(SEE NEXT PAGE)

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