

RECORDS

REAL ESTATE MORTGAGE

THE STATE OF SOUTH CAROLINA )  
COUNTY OF Greenville )

TO ALL WHOM THESE PRESENTS MAY CONCERN: Thomas J. DeJaynes and Carolyn Sue DeJaynes

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 herewith, whereby they have promised to pay to the Mortgagee in accordance with its terms the Actual Amount of Loan of \$ 17,600.00 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 10% 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 with 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 with all buildings and improvements thereon, situate, lying and being on the western side of Calix Court in the City of Mauldin, Greenville County, South Carolina being known and designated as Lot No. 36 as shown on a plat entitled Hillsborough, Section 1, made by Jones Engineering Services recorded in the REC Office for Greenville County, South Carolina in Plat Book WNW at Page 56 and having according to said plat the following metes and bounds to-wit:

BEGINNING at an iron pin on the northwesterly side of Calix Court at the joint front corner of lots Nos. 35 and 36 and running thence with the common line of said lots S. 73-19 W. 190.3 feet to an iron pin at the joint rear corner of lots 35 and 36; thence N. 14-21 E. 180 feet to an iron pin at the joint rear corner of lots 36 and 37; thence with the common line of said lots, S. 61-21 E. 133 feet to an iron pin on the northwesterly side of Calix Court; thence with the northwesterly side of Calix Court on a curve, S. 3-35 E. 12 feet to an iron pin; thence continuing with the curve of Calix Court, S. 23-26 E. 23 feet to an iron pin, the point of beginning.

The above described property is the same conveyed to the Mortgagors herein by Citizens and Southern National Bank of SC dated March 23, 1933 in the REC Office for Greenville County in deed 1185 page 172; recorded 3/27/33

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.

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