

Lyons & Lyons
REAL ESTATE MORTGAGE

VOL 1688 PAGE 476

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

MORTGAGOR(S)/BORROWER(S)

Thomas F. Coker
217 Hickory Lane
Mauldin, S.C.

MORTGAGEE/LENDER

Sunamerica Financial Corporation
33 Villa Road, Suite 201
Greenville, S.C.

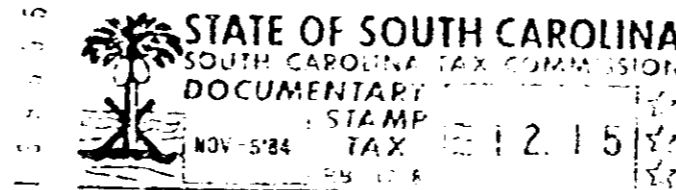
Account Number(s) 251728

Amount Financed \$40,433.56

KNOW ALL MEN BY THESE PRESENTS, that the said Borrower, in consideration of the debt referred to by the account number(s) and amount financed above, and of the sum of money advanced thereunder, which indebtedness is evidenced by Borrower's note bearing the date 2nd day of November, 1984, providing for installment payments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on 9th day of November, 1994; and in the further consideration of (1) all existing indebtedness of Borrower to Lender (including, but not limited to, the above-described advances), evidenced by promissory notes and all renewals and extensions thereof, (2) all future advances that may subsequently be made to Borrower by Lender, to be evidenced by promissory notes, and all renewals and extensions thereof, and (3) all other indebtedness of Borrower to Lender now due or to become due or hereafter contracted, the maximum principal amount of all existing indebtedness, future advances, and all other indebtedness outstanding at any time not to exceed Fifty thousand dollars and no/100 Dollars (\$ 50,000.00), plus interest thereon, attorney's fees and court costs, with interest as provided in said note(s), and costs including a reasonable attorney's fee of not less than fifteen per centum of the total amount due thereon and charges as provided in said note(s) and herein, the undersigned Borrower does hereby mortgage, grant and convey to Lender, and by these presents does hereby grant, bargain, sell, convey and mortgage, in fee simple, unto Lender, its successors and assigns the following described property:

ALL of that lot of land in the County of Greenville, State of South Carolina, in Austin Township, within the corporate limits of the Town of Mauldin and being known and designated as Lot No. 22 of a subdivision known as Glendale II, a plat of which is of record in the R.M.C. Office for Greenville County in Plat Book 000 at Page 55 and having the following metes and bounds, to-wit:

BEGINNING at a point on the northeastern side of Hickory Lane at the joint front corner of Lots 21 and 22 and running thence with the northeastern side of Hickory Lane S. 47-49 E. 100 feet to a point at the joint front corner of Lots 22 and 23; thence N. 42-11 E. 165 feet to a point at the joint rear corner of Lots 22 and 23; thence N. 47-49 W. 100 feet to a point at the joint rear corner of Lots 21 and 22; thence S. 42-11 W. 165 feet to a point on the northeastern side of Hickory Lane at the point of beginning.



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together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water, water rights, water stock and all fixtures now or hereafter attached to the property, all of which, including replacements or additions thereto, shall be deemed to be and remain a part of the property covered by this mortgage; and all of the foregoing, together with said property (or the leasehold estate if

this mortgage is on a leasehold), are referred to as the "property". DERIVATION: Title passed from _____

Toy M. Elder and Gale M. Elder

to the Borrower by Deed, recorded November 1, 1968,

4.0000
at

in the Office of the RMC

for Greenville County in Deed Book 855

at Page 252

TO HAVE AND TO HOLD, all and singular, the said property unto Lender and Lender's successors and assigns, forever.

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