

MAR 19 3 17 PM '74

DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE OF REAL ESTATE

252

STATE OF SOUTH CAROLINA,)
County of Greenville)

BOOK 1304 PAGE 637

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Know All Men, That Young, John Calhoun Sr Mortgagor(s)
in consideration of a loan of this date in the amount of \$6900., payable in 60 monthly instalments of \$115.00
and to secure the payment thereof and any future loans and advances from the Mortgagee, ~~MUTUAL FINANCE~~
Blazer Financial Services Inc of SC, to the Mortgagor(s) not exceeding a total amount
of \$7,500, and also in consideration of the further sum of THREE DOLLARS, to the Mortgagor(s) paid by the Mortga-
gee at and before the sealing and delivery of this instrument, the receipt whereof is hereby acknowledged, have granted,
bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said ~~MUTUAL FINANCE~~
~~MUTUAL FINANCE~~ Blazer Financial Services Inc of SC, the following described real property:
All those 2 pieces or lots of land in Greenville County, SC near the city of
Greenville, designated as Lots 31 and 32 on a Plat recorded in the R.M.C. office
for Greenville County in Plat Book M, Page 51, and being more particularly des-
cribed as follows:
Beginning at a stake on the Southern side of Poplar Street at the corner of Lot
33, and running thence with the joint line of Lots 32 & 33, S. 18 E. 135 feet to
a stake; thence N 72 E. 80 feet to a stake, corner of Lot 30; thence with the
joint line of Lots 30 & 31, N. 18 W. 135 feet to a stake on the Southern side of
Poplar Street; thence with said street S. 72 W. 80 feet to the point of beginning.

(Poplar Street is now Walcot)

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

TO HAVE AND TO HOLD said premises unto ~~MUTUAL FINANCE~~ Blazer Financial Services Inc
of SC and assigns forever, hereby binding our heirs, executors, and administrators, to warrant and
forever defend all and singular the said premises unto the Mortgagee.

And It is Agreed by and between the said parties in case of default in any of the payments of interest or principal as
herein provided for, the whole amount of the debt secured by this mortgage shall become due and payable at once.

And It Is Further Agreed, That said Mortgagor(s) shall pay promptly all taxes assessed and chargeable against said
property, and in default thereof, that the holder of this mortgage may pay the same, whereupon the entire debt secured
by this mortgage shall immediately become due and payable, if the Mortgagee shall so elect.

It is the intent and meaning of the parties that if Mortgagor(s) shall pay or cause to be paid unto Mortgagee all debts
and sums of money secured hereby, with interest thereon, if any shall be due, then this deed of bargain and sale shall
cease and be null and void. And Mortgagor(s) hereby assign, set over and transfer to Mortgagee and assigns, all of the
rents and profits of the mortgaged premises, accruing and falling due from and after the service of a summons issued
in an action to foreclose this mortgage after default in the conditions thereof.

And It Is Agreed by and between the parties that in the case of foreclosure of this mortgage, by suit or otherwise, the
Mortgagee shall recover of the Mortgagor(s) a reasonable sum as attorney's fee, which shall be secured by this mort-
gage, and shall be included in judgment of foreclosure.

WITNESS HAND and SEAL this 13 day of March, 1974

SIGNED, SEALED and DELIVERED)
IN THE PRESENCE OF)

Carl G. Ferguson
[Signature]

John C. Young Sr

(L.S.)

(L.S.)

(L.S.)

(L.S.)

STATE OF SOUTH CAROLINA,)
County of Greenville)

Personally appeared before me *Douglas W. Curry*
and made oath that saw the within-named Young, John C Sr sign, seal, and,
as act and deed, deliver the within-written Mortgage; and that with *Carl G. Ferguson*
witnessed the execution thereof.

Sworn to before me this 13)
day of March, A.D. 1974)

Carl G. Ferguson (S.)
Notary Public for South Carolina
My Commission expires *Oct 20, 1974*

[Signature]

RENUNCIATION OF DOWER

STATE OF SOUTH CAROLINA,)
County of Greenville)

I, *Carl G. Ferguson*, do hereby certify unto all whom it
may concern, that Mrs. *Sylla Young* the wife of the within-named *John C. Young, Sr.*
did this day appear before me, and, upon being privately and separately examined by me, did declare that she does
freely, voluntarily, and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release
and forever relinquish unto the within-named ~~MUTUAL FINANCE~~ Blazer Financial Services Inc
of SC and assigns, all her interest and estate, and also her Right and Claim of Dower of, in or to all
and singular the premises within mentioned and released.

Given under my Hand and Seal this)
13 day of March, A.D. 1974)
Carl G. Ferguson (L.S.)
Notary Public for South Carolina
My Commission expires *Oct 20, 1974*

Sylla Young (L.S.)

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