

21921 2 5/29/74

GREENVILLE CO. S.C.
REAL ESTATE MORTGAGE

JUN 4 9 18 AM '74

MORTGAGEE

MORTGAGORS NAMES AND ADDRESS
ROGERS, John W. and Lerlene T.
23 Warren Court
Greenville, S.C. 29607

DONNIE S. TANKERSLEY
R.H.C.

BOOK 1312 PAGE 605

RECEIVED DATE
6 / 3 / 74

AMOUNT OF NOTE	PRINCIPAL OF LOAN	SCHEDULE OF PAYMENTS	FIRST DUE DATE	MATURITY DATE
3552.00	2643.38	48 " 74.00	7 / 2 / 74	5 / 29 / 78

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } SS.

WHEREAS, the Mortgagors above named are indebted on their Promissory Note above described, payable to the order of the Mortgagee and evidencing a loan made by said Mortgagee, in the Amount of Note stated above, which said Note is payable in monthly installments and according to the terms thereof, and on which Note payment in advance may be made in any amount at any time and default in making any monthly payment shall, at the option of the holder of said Note, and without notice or demand, render the entire sum remaining unpaid on this Note at once due and payable.

NOW KNOW ALL MEN, that in consideration of said loan and to further secure the payment of said Note and also in consideration of three dollars (\$3) to the Mortgagors in hand well and truly paid by Mortgagee at and before the sealing and delivery of these presents, receipt whereof is hereby acknowledged, the Mortgagors hereby grant, bargain, sell and release unto the Mortgagee, its successors and assigns, the following described real estate, situated in the County of GREENVILLE and State of South Carolina, to-wit: Plat Book 4J, Page 23, S. 57-36 W. 143.8 Feet, N. 47-03 W. 45.36 Feet, N. 36-27 E. 130.9 Feet, S. 60-01 E. 95 Feet.

To have and to hold, with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging, unto said Mortgagee, provided always, and this instrument is made, executed, sealed and delivered upon the express condition that if the said Mortgagors shall pay in full to the said Mortgagee the above described Note according to the terms thereof, then this Mortgage shall cease, determine and be void, otherwise it shall remain in full force and virtue. Upon default in making any payment of said Note when the payment becomes due, then the entire sum remaining unpaid on said Note shall be due and payable by the exercise of the option of acceleration above described, and this Mortgage may be foreclosed as provided by law for the purpose of satisfying and paying the entire indebtedness secured hereby.

The Mortgagors covenant that they exclusively possess and own said property free and clear of all encumbrances, except as otherwise noted, and will warrant and defend the same against all persons except the Mortgagee. Any failure of the Mortgagee to enforce any of its rights or remedies hereunder shall not be a waiver of its rights to do so hereafter. Whenever the context requires, plural words shall be construed in the singular.

Signed, sealed and delivered in the presence of

Donnie S. Tankersley
Notary Public

John W. Rogers (Seal) Sign Here
Lerlene T. Rogers (Seal) Sign Here

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } SS.

Personally appeared before me the undersigned witness and being duly sworn by me, and with that he said the above named mortgagors sign, seal and deliver the foregoing instrument for the uses and purposes therein mentioned, and that he, with the other witnesses, subscribed and gave witness to the execution thereof.

Sworn to before me this 29 day of May, A.D. 1974
By *Lewis S. Bright* Notary Public for South Carolina
my comm. exp. 8-29-83

RENUNCIATION OF DOWER

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } SS.

I, the undersigned Notary Public, do hereby certify that all who are named in this instrument did this day appear before me, and upon being privately and separately examined by me did declare that they did so freely, voluntarily and without any compulsion, duress or fear of any person or persons whatsoever, release, release, and forever relinquish to the above named Mortgagee, its successor, and assigns, all her interest in and to the above described premises, and also all her right in dower, or in or to all and singular the premises above described and related.

Sworn to before me this 29 day of May, A.D. 1974
Lerlene T. Rogers
Lewis S. Bright Notary Public for South Carolina
my comm. exp. 8-29-83

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