



MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA, )  
County of Greenville )  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

Know All Men, That Andrew Roy and Beatrice Martin Pearson Mortgageor(s)  
in consideration of a loan of this date in the amount of \$3,780.00, payable in 42 monthly  
instalments of \$90.00, and to secure the payment thereof and any future loans and advances from the  
Mortgagee, BLAZER FINANCIAL SERVICES, INC. and assigns, to the Mortgageor(s), and also in consideration of the  
further sum of THREE DOLLARS, to the Mortgageor(s) paid by the Mortgagee 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 Mortgagee  
Blazer Financial Services, Inc. the following described real property:

All that piece, parcel or lot of land situate, lying and being  
in the county of Greenville, State of South Carolina, and being known and designat-  
ed as a portion of lot No 2 of the J. O. Heatherly property as shown by plat  
of record in the office of the RMC for Greenville County in plat book E page  
235, and being more specifically shown on a plat of the property of Arthur G.  
Gillstrap, prepared by R. B. Bruce R. L. S. dated June 18, 1969 of record in  
the office of the RMC for Greenville County in plat book 4-b at page 103,  
reference to which is craved for a metes and bounds description.

Derivation Clause Grantor: Sec of Housing and Urban Development  
Date:10-28-71

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 said Mortgagee Blazer Financial Services, Inc.  
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, less any refunds  
or credits due Mortgageor(s).

And It is Further Agreed, That said Mortgageor(s) shall pay promptly all taxes assessed and changeable against said  
property, and in default thereof, that the holder of this mortgage may pay the same, whereupon the entire debt, less any  
refunds or credits due Mortgageor(s), 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 Mortgageor(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 Mortgageor(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 Mortgageor(s) a reasonable sum as attorney's fee, which shall be secured by this mortgage,  
and shall be included in judgment of foreclosure.

WITNESS MY HAND and SEAL this 9th day of February 1978

SIGNED, SEALED and DELIVERED,  
IN THE PRESENCE OF

*[Signature]* (L.S.)  
*[Signature]* (L.S.)  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
(L.S.)  
(L.S.)

STATE OF SOUTH CAROLINA, )  
County of Greenville )

Personally appeared before me John T Carroll Pearson  
and made oath that he saw the within-named Andrew Roy and Beatrice Martin sign, seal, and,  
as their act and deed, deliver the within-written Mortgage; and that John T Carroll D. W. Curry  
witnessed the execution thereof.

Sworn to before me this 9th day of February A.D. 1978 )  
*[Signature]* (L.S.)  
Notary Public for South Carolina  
My Commission expires 12-10, 1979

*[Signature]*

RENUNCIATION OF DOWER

STATE OF SOUTH CAROLINA, )  
County of Greenville )

I, D W Curry do hereby certify unto all whom it  
may concern, that Mrs. Beatrice Martin Pearson the wife of the within-named Andrew Roy Pearson  
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 Mortgagee Blazer Financial Services, Inc.  
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 9th day of February A.D. 1978 )  
*[Signature]* (L.S.)  
Notary Public for South Carolina  
My Commission expires 12-10, 1979

*[Signature]* (L.S.)

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