

1985 101

MORTGAGE OF REAL ESTATE

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

723 Cedar Lane Road Greenville, SC 29611

Know All Men, That C. Furman Sweet in consideration of a loan of this date in the amount financed of \$ 18,079.88 with interest payable in 84 monthly instalments of \$ 380.00 the Mortgagee, BLAZER FINANCIAL SERVICES, INC. and assigns, to the Mortgagor(s), and also in consideration of the further sum of THREE DOLLARS, to the Mortgagor(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. of South Carolina the following described real property:

All that piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being on the Southern side of East Lee Road near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 16, Oakwood Acres, as shown on a plat prepared by J, Mac Richardson dated September 15, 1959, and recorded in the R.M.C. Office for Greenville County, South Carolina, in plat Book MM at page 135 and having according to said plat the following metes and bounds:

BEGINNING at and from pin on the Southern side of East Lee Road at the joint front corner of Lots Nos. 15 and 16 and running thence with the line of Lot No. 15 S. 22-55 E. 175 feet to an iron pin in the line of Lot No. 19; thence with the line of Lot No. 19 N. 67-05 E. 80 feet to an iron pin at the joint rear corner of Lots Nos. 16 and 17; thence with the line of Lot No. 17 N. 22-55 W. 175 feet to an iron pin on the South side of East Lee Road; thence with the

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 of South Carolina 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 Mortgagor(s).

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, less any refunds or credits due Mortgagor(s), secured by this mortgage shall immediately become due and payable, if the Mortgagor 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 mortgage, and shall be included in judgment of foreclosure.

WITNESS our HAND and SEAL this 7th day of February 19 80

SIGNED, SEALED and DELIVERED IN THE PRESENCE OF

Handwritten signatures of witnesses.

C. Furman Sweet (L.S.) Vera Sweet (L.S.)

STATE OF SOUTH CAROLINA, County of Greenville

Personally appeared before me Carolyn P. Beashier and made oath that she saw the within-named C. Furman Sweet and Vera Sweet sign, seal, and as their act and deed, deliver the within-written Mortgage; and that she with D.W. Curry witnessed the execution thereof.

Sworn to before me this 7th day of February A.D. 19 80

Notary Public for South Carolina My Commission expires August 23, 1989

Notary seal for Carolyn P. Beashier, Notary Public for South Carolina, Commission Expires August 23, 1989.

RENUNCIATION OF DOWER

STATE OF SOUTH CAROLINA, County of Greenville

I, Douglas W. Curry do hereby certify unto all whom it may concern, that Mrs. Vera Sweet the wife of the within-named C. Furman Sweet 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 of South Carolina 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 7th day of February A.D. 19 80

Notary Public for South Carolina My Commission expires August 23, 1989

Vera Sweet (L.S.)

Vertical stamp: OCTOBER 8 1980 920

Vertical stamp: 101

Vertical stamp: 4328 RV-2