

FILED  
S. C.

P. O. Box 647  
Taylors, S. C. 29687

BOOK 1502 PAGE 842

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, RALPH E. MADDEN and FANNIE N. MADDEN

(hereinafter referred to as Mortgagor) is well and truly indebted unto

ASSOCIATES FINANCIAL SERVICES COMPANY OF SOUTH CAROLINA, INC.

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of

Eight thousand four hundred Dollars (\$ 8,400.00 ) due and payable

in sixty (60) equal, consecutive monthly installments of \$140.00, commencing June 15, 1980, and continuing thereafter until paid in full as stated in Note of even date

with interest thereon from Date / at the rate of per centum per annum, to be paid:

AMOUNT ADVANCED \$5,513.24

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

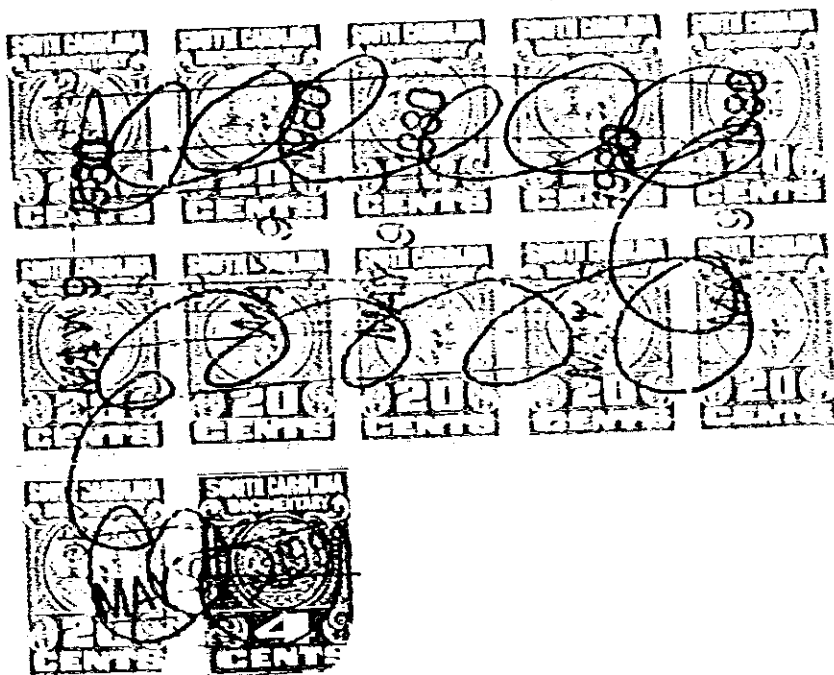
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of

Greenville, being shown and designated as Lot 79 on a Plat of AVONDALE FOREST, Section II, recorded in the RMC Office for Greenville County in Plat Book BBB, at Page 36, and having, according to a more recent survey prepared by Carolina Surveying dated May 14, 1979, entitled "Property of Ralph E. Madden & Fannie N. Madden", the following metes and bounds:

BEGINNING at an iron pin at the joint front corner of Lots 78 and 79 and running thence N 49-47 E, 95 feet to a point; thence with the curve of Pryor Road and a cul de sac, the chord of which is S 85-13 E, 35.4 feet to a point; thence S 40-13 E, 40 feet to a point; thence with the line of the cul de sac the following courses and distances: S 10-30 E, 40 feet; S 40-26 E, 35 feet to an iron pin; thence S 22-34 W, 100 feet to an iron pin; thence N 43-52 W, 180.9 feet to an iron pin, the point of beginning.

This is the same property conveyed to the Grantors herein by deed of Kenneth A. Dockins and Betty J. Dockins, recorded May 15, 1979, in Deed Book 1102, at Page 499.



Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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