

FILED
S.C.
JUN 23 1981

MORTGAGE

BOOK 1545 PAGE 33

WALTERSLEY
W.M.C.

THIS MORTGAGE is made this 22nd day of JUNE 1981 between the Mortgagor, ANA GRACE SUTLES (herein "Borrower"), and the Mortgagee, BLAZER FINANCIAL SERVICES, INC. OF S.C., a corporation organized and existing under the laws of SOUTH CAROLINA, whose address is 115 W. ANTRIM DRIVE, GREENVILLE, SOUTH CAROLINA 29607 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of EIGHT THOUSAND THREE HUNDRED TWENTY SIX DOLLARS AND 26/100 Dollars, which indebtedness is evidenced by Borrower's note dated June 26, 1981 (herein "Note"), providing for monthly installments of principal and interest with the balance of the indebtedness, if not sooner paid, due and payable on June 26, 1988.

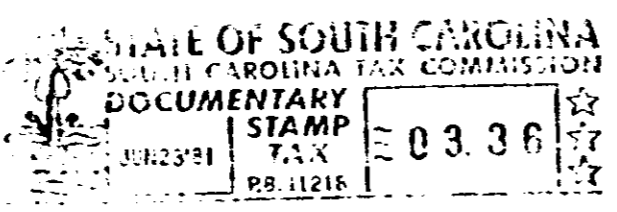
TO SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, including any renewal or refinancing thereof with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein contained, and (b) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 21 hereof (herein "Future Advances"), Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of GREENVILLE, State of South Carolina:

ALL that piece, parcel or lot of land, together with buildings and improvements in the County of Greenville, State of South Carolina, on the Northern side of Camden Drive in Gantt-Township, being shown and designated as Lot No. 143 on a Plat of ROCKVALE, section 2, made by J. Mac Richardson, dated July, 1959, and recorded in the R.H.C. Office for Greenville County, South Carolina, in Plat Book QQ, Page 109, reference to which is hereby craved for the metes and bounds thereof.

The above property is part of the same conveyed to the Grantor herein by deed of Lindsey Builders, Inc., recorded in the R.H.C. Office for Greenville County, South Carolina, in Deed Book 912, Page 272, and is hereby conveyed subject to rights of way, easements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the grounds affecting said property.

The above described property is conveyed subject to a 12 1/2 ft. portion of a 25 ft. sanitary sewer easement crossing the rear portion of the subject property, the center line of which is the rear lot line.

The Grantee agrees to pay Greenville County property taxes for the tax year 1971 and subsequent years.



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which has the address of ROUTE 5, BOX 16 CAMDEN DRIVE, PIEDMONT SOUTH CAROLINA 29673 (herein "Property Address").

TO HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water, water rights, and water stock, and all fixtures attached to the property, all of which shall be deemed to be and remain a part of the real property covered by this Mortgage, and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are herein referred to as the "Property".

Borrower covenants that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, that the Property is unencumbered, and that Borrower will warrant and defend generally the title to the Property against all claims and demands, subject to any declarations, easements or restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property

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