

REAL ESTATE MORTGAGE

BOOK 1613 PAGE 525

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

GREENVILLE FILED  
JUN 29 9 11 AM '83  
DONALD

MORTGAGOR(S)/BORROWER(S)

MORTGAGEE/LENDER

John H. Lee Jr., and Kathleen Lee  
Route 3, Fairview Road  
Taylors, S.C.

Sunamerica Financial Corporation  
33 Villa Road, Suite 201  
Greenville, S.C.

Account Number(s) 40594-4

Amount Financed \$20,210.64

Total Note \$32,760.00

KNOW ALL MEN BY THESE PRESENTS, that the said Borrower, in consideration of the debt referred to by the account number(s) and amount financed above, and of the sum of money advanced thereunder, which indebtedness is evidenced by Borrower's note bearing the date 28th day of June, 1983, providing for installment payments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on 5th day of July, 1990; and in the further consideration of (1) all existing indebtedness of Borrower to Lender (including, but not limited to, the above-described advances), evidenced by promissory notes and all renewals and extensions thereof, (2) all future advances that may subsequently be made to Borrower by Lender, to be evidenced by promissory notes, and all renewals and extensions thereof, and (3) all other indebtedness of Borrower to Lender now due or to become due or hereafter contracted, the maximum principal amount of all existing indebtedness, future advances, and all other indebtedness outstanding at any time not to exceed Fifty Thousand and no/100 Dollars (\$50,000.00), plus interest thereon, attorney's fees and court costs, with interest as provided in said note(s), and costs including a reasonable attorney's fee of not less than fifteen per centum of the total amount due thereon and charges as provided in said note(s) and herein, the undersigned Borrower does hereby mortgage, grant and convey to Lender, and by these presents does hereby grant, bargain, sell, convey and mortgage, in fee simple, unto Lender, its successors and assigns the following described property:

ALL that certain lot, parcel or plot of land with all buildings and improvements thereon, in the aforesaid county and State, in Chick Springs Township, School District 265, and known and designated as lot no. 27 on a plat of Laurel Hills by W.N. Willis, March 1960, and recorded in the RMC Office for Greenville County in Plat Book RR at Page 33, reference to said plat is hereby craved for a metes and bounds description of said property.



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, water stock and all fixtures now or hereafter attached to the property, all of which, including replacements or additions thereto, shall be deemed to be and remain a part of the 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 referred to as the "property". DERIVATION: Title passed from Larry G. Shaw Builders, Inc.

to the Borrower by Deed, recorded October 31, 1974,  
in the Office of the RMC  
for Greenville County in Deed Book 1009  
at Page 629

TO HAVE AND TO HOLD, all and singular, the said property unto Lender and Lender's successors and assigns, forever.  
Carolina Federal Savings & Loan Sunamerica Financial Corp.

4328-112