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STATE OF SOUTH CAROLINA (COUNTY OF CRECEVILLE)

SPECHVELL 1 39 PH 184

WHEREAS, DOUGLAS R TATE AND ALLA FRALEY

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

FIRST FAMILY FINANCIAL SERVICESING.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Mortgagors Title was obtained by Deed From JOHN L 1220HARIS and Recorded on 9-17, 19 30.

See Deed Book # 1133, Page 769

of County.

(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 EIGHT HUNDRED THENTY DOLLARS AND NO CENTS Dollars (\$ 3820.00) due and payable There as the first payment in the amount of (147.00) One Hundred Forty Seven dollars and no cents will be due on the 17th day of November 1984, and each additional payment in the amount of (147.00) One Hundred forty seven dollars and no cents will be due on the 17th day of each month until paid in full.

DRY AJT.

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

All that certain piece, parcel or lot of land situate and being on the northwestern side of North Estate Drive, in said county and state, being shown as Lot 42 on Plat entitled Property of Crestwood Inc, recorded in the RNC Office for Greenville County, South Carolina, in Plat Book "S" at Page 189, and having metes and bounds as appear on said Plat.

DERIVATION: This being the same property conveyed to the mortgagors by deed of John L. Merearis & Judith J Mereadis, recorded 9-17-80 in Deed book 1133, page 769.

AMOUNT FINANCED \$ 5577.71 DOC STAIRS \$ 1.68

C16 84 1507

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 figures 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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