

REAL ESTATE MORTGAGE  
GREENVILLE CO. S. C.

BOOK 1436 PAGE 673

THE STATE OF SOUTH CAROLINA )  
COUNTY OF Greenville )

JUN 23 11 12 AM '77

TO ALL WHOM THESE PRESENTS MAY CONCERN: CONNIE S. TAYLOR and Karen Ann Gline  
Mar 20 1977

of the county of Greenville, State of South Carolina, hereinafter called the Mortgagors, send greeting:

WHEREAS, the said Mortgagors are justly indebted to BENEFICIAL FINANCE CO. of South Carolina, hereinafter called the Mortgagee, and have executed a Revolving Loan Agreement, hereafter referred to as the "Agreement," of even date herewith, by which the Mortgagee is obligated to make loans and advances up to \$10,000.00, hereinafter referred to as the "Line of Credit," which shall be made pursuant to the provisions of the South Carolina Consumer Protection Code, and all other obligations of Mortgagors under the terms and provisions of this Mortgage, it being hereby expressly agreed that upon default in the payment of said Agreement or of any charge in connection therewith, or of insurance premiums, taxes or assessments or in the performance of any of the requirements herein contained as to taxes or insurance or of any of the other conditions hereof, the Mortgagee shall have the right to declare the entire unpaid balance due under the said Agreement to be immediately due and owing, and to proceed, without notice, to enforce the collection of same as provided therein, together with a reasonable attorney's fee for any litigation concerning the debt, and all other amounts secured hereby:

NOW KNOW ALL MEN That the Mortgagors, in order better to secure the payment of the above mentioned Agreement in accordance with its terms, and all other sums mentioned therein or herein, to the Mortgagee, and also in consideration of the further sum of TEN DOLLARS to the Mortgagors in hand well and truly paid by the Mortgagee at and before the sealing of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the Mortgagee, its successors and assigns, the following described real property:

All that certain piece, parcel or lot of land, situate, lying and being in the State of South Carolina, County of Greenville, shown on plat of property entitled "Ponderosa 2", prepared by C. O. Riddle, R.L.S., on May 8, 1973, which plat is recorded in the R.M.C. Office for Greenville County in Plat Book 5D-19, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of a cul-de-sac at the end of Briarwood Court, and running thence along the joint boundary of Lot 6 and Lot 5, S. 69-28 E. 287.8 feet to an iron pin; thence N. 54-22 E. 49.34 feet to an iron pin; thence N. 28-59 W. 300.9 feet to an iron pin; thence along the joint boundary of Lot 6 and Lot 7, S. 50-32 W. 222.9 feet to an iron pin at the edge of Briarwood Court; thence around the edge of the cul-de-sac, the chord of which is S. 9-28 E. 50 feet to the point of beginning.

This being the same property conveyed to the Mortgagors the deed of Larry A. Davenport, which deed was recorded Sep. 6, 1977, volume 1064 page 180.

The mortgagors mailing address being 1417 Laurens Rd., Greenville, SC 29607

STATE OF SOUTH CAROLINA  
DOCUMENTARY  
STAMP  
TAX  
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