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FILED  
GREENVILLE CO. S. C.  
APR 24 1976  
S. T. LEE & SONS

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

**MORTGAGE OF REAL ESTATE**

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Mortgagors Title was obtained by Deed  
From Nancy Myrl Roberson Jones and

Recorded on April 16, 1976.

See Deed Book # 1034, Page 802

of Greenville County.

WHEREAS, Calvin C. Cleveland and  
Juanita I. Cleveland

(hereinafter referred to as Mortgagor) is well and truly indebted unto  
First Financial Service  
742 Wade Hampton Blvd. Greenville, SC 29609

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

Thirteen Thousand Eight Hundred Dollars (\$ 13,800.00 ) due and payable  
In equal monthly installments of Two Hundred Thirty Dollars (230.00) each. The  
first installment being due and payable on the 6th Day of November 1976 and a like  
sum being due and payable on the 6th day of each month thereafter until the entire  
amount is paid in full.

~~XXXXXX~~

~~XXXXXX~~

~~XXXXXX~~

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:

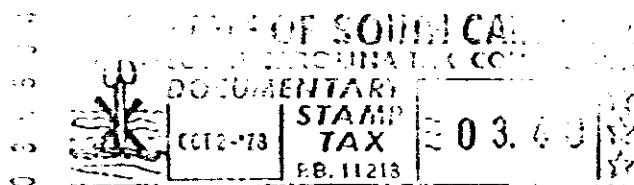
"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being  
in the State of South Carolina, County of

ALL that piece, parcel or lot of land, with all buildings and improvements  
thereon, situate, lying and being on the southwestern side of Pinefield  
Drive, in Greenville County, South Carolina, being shown and designated as  
Lot No. 189 on a plat of SOUTH FOREST ESTATES, ADDITION NO. 1, made by  
Pickell & Pickell, Engineers, dated October 1956 and recorded in the R.M.C.  
Office for Greenville County, South Carolina in Plat Book EE, page 195,  
and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Pinefield Drive at the  
joint front corners of Lots Nos. 188 and 189, and running thence along the  
common line of said lots S. 44-25 N., 230 feet to an iron pin; thence S. 50-13  
E., 80.25 feet to an iron pin at the joint rear corner of lots Nos. 189 and  
190; thence along the common line of said lots, N. 44-25 E., 223.5 feet to an  
iron pin on the southwestern side of Pinefield Drive; thence along the south-  
western side of Pinefield Drive, N. 45-35 W., 80 feet to an iron pin the  
point of BEGINNING.

The above property is the same conveyed to the grantor by deed of John  
William Jones recorded in Deed Book 847, page 259 and by deed of William  
Vines Parson, Jr. recorded in Deed Book 847, page 274, and is hereby con-  
veyed subject to rights of way, easements, conditions, roadways and restric-  
tive covenants reserved on plats and other instruments of public record and  
actually existing on the ground affecting said property.

The grantees herein agree to pay Greenville County property taxes for the  
tax year 1976 and subsequent years.



Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or apper-  
taining, 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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