

Doc Stamps 1-3-2  
Ant. Finance 308 3-65  
4896.00

1530 832

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

FILED  
GREENVILLE CO. S.C.  
JAN 23 1 39 PM '89  
DONNIE S. HANKERSLEY  
R.M.C.

MORTGAGE OF REAL ESTATE

ALL WHOM THESE PRESENTS MAY CONCERN:  
Mortgagors Title was obtained by Deed  
From \_\_\_\_\_ and  
Recorded on \_\_\_\_\_, 19 \_\_\_\_\_.  
See Deed Book # \_\_\_\_\_, Page \_\_\_\_\_  
of \_\_\_\_\_ County.

WHEREAS, Bobbie J. Burton

(hereinafter referred to as Mortgagor) is well and truly indebted unto  
**First Financial Services**  
742 Wade Hampton Blvd. Greenville, S.C. 29609

(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

**Four Thousand Eight Hundred Ninety-Six----- Dollars (\$ 4896.00\*\*\*\*)** due and payable  
In equal monthly installments of **One Hundred Two (\$102.00) each**. The first  
installment being due and payable on the 15th day of January 1989 and a like sum  
being due and payable on the 15th day of each month thereafter until the entire  
amount is paid in full.

XXXXXXXXXXXXXXXXXXXX

XXXXXXXXXXXX

XXXXXXXXXXXXXXXXXXXX

B.B.

B.B.

B.B.

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, lying and being in the state of South Carolina, City and County of Greenville, being shown as Lot No. 359 on plat of "Pleasant Valley", recorded in the R.M.C. Office for Greenville County, S.C. in Plat Book P at page 94. Said lot fronting on Pacific Avenue at corner of Pasadena Avenue, and the following metes and bounds, to wit:

Beginning at an iron pin at the corner of Pacific Avenue and Pasadena Avenue and running thence S. 17-04 E. 116.4 feet to an iron pin; thence S. 29-47 E. 30 feet to an iron pin; thence S. 62-34 W. 122.12 feet to an iron pin joint rear corner of Lots 358 and 359; thence N. 0-08 W. 193.8 feet to an iron pin at joint front corner of Lots 358 and 359 on the southern side of Pacific Avenue; thence along Pacific Avenue N. 89-52 E. 60 feet to the point of beginning

This property is conveyed subject to restrictions, easements and rights-of-way, of record, if any, affecting said property.

This being the same property conveyed to Grantors herein by deed of Norma Hein Owen, dated and recorded May 18, 1970, in the R.M.C. Office for Greenville County, in Deed Book 890 at page 118.

GCTO -----3 JA:2381

038

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 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.

NT  
M  
OC  
O

4328 RV-2