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GREENVILLE CO. S. C.

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BOOK 1531 PAGE 561

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

DONNIE S. TANKERSLEY  
R.M.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Mortgagor's Title was obtained by Deed  
From WESTMINSTER CO INC and  
Recorded on 9/2, 19 77  
See Deed Book # 1064 Page 107  
of GREENVILLE County.

WHEREAS,

GLADYS VALENTINE

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

FIRST FINANCIAL SERVICES INC D/B/A FAIRLANE FINANCE COMPANY

(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

THREE THOUSAND SIX HUNDRED NINETY DOLLARS AND NO CENTS Dollars (\$3690.00) due and payable  
WHEREAS THE FIRST PAYMENT IN THE AMOUNT OF ONE HUNDRED TWENTY  
THREE DOLLARS AND NO CENTS 123.00 WILL BE DUE ON MARCH 9, 1981 AND EACH ADDITIONAL  
PAYMENT IN THE AMOUNT OF 123.00 ONE HUNDRED TWENTY THREE DOLLARS AND NO CENTS  
WILL BE DUE ON THE 9TH OF THE MONTH UNTIL PAID IN FULL.

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*D.V.*  
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 LOT OF LAND SITUATE, LYING AND BEING IN GREENVILLE COUNTY SOUTH CAROLINA, KNOWN AND DESIGNATED AS LOT NO 152 SHOWN ON A PLAT OF THE SUBDIVISION OF IDLEWILD, RECORDED IN THE RMC OFFICE FOR GREENVILLE COUNTY IN PLAT BOOK 4 N PAGES 54-55.

THIS IS ONE OF THE LOTS CONVEYED TO GRANTOR BY PHILLIPS DEVELOPMENT CORPORATION BY DEED DATED SEPT 14, 1973 RECORDED SEPT 17, 1973 IN DEED VOL 984 PAGE 112, AND IS CONVEYED SUBJECT TO ANY RESTRICTIONS, RESERVATIONS, ZONING ORDINANCES OR EASEMENTS THAT MAY APPEAR OF RECORD, ON THE RECORDED PLAT OR ON THE PREMISES.

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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.

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