

AMT. FIN \$12,466.61

RECORDING FEE \$4.00

DOC. STAMPS \$4.96

MORTGAGE OF REAL ESTATE

BOOK 1536 PAGE 586

STATE OF SOUTH CAROLINA }  
COUNTY OF Greenville }

GREENVILLE CO. S.C. MORTGAGE OF REAL ESTATE  
ALL WHOM THESE PRESENTS MAY CONCERN:  
FILED  
MAR 30 1 23 PM '81  
DONNIE S. TANKERSLEY  
R.M.C.

WHEREAS, Michael Bret Bishop and Joyce A. Donnan

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

FinanceAmerica Corporation

(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 Twenty-six Thousand Nine Hundred Fifty-five Dollars

Sixty/100-----Dollars (\$ 26,955.60 ) due and payable in One Hundred Twenty (120) equal installments of Two Hundred Twenty-four Dollars Sixty-three Cents (\$224.63) the first payment is due May 2, 1981 and each of the remaining payments are due on the 2nd day of the remaining months.

with interest thereon from 3-02-81 at the rate of 18.00 per centum per annum, to be paid: in 120 equal installments of \$224.63 per month the first payment is due 5-02-81 and the remaining payments are due on the 2nd day of the remaining months.

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, the Mortgagee's heirs, 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 certain piece, parcel or lot of land, situate, lying and being in Greenville County, South Carolina, known and designated as Lot No. 35 as shown on a plat of BLUE MOUNTAIN PARK, prepared by Beeson Engineering Co. on March 16, 1955, recorded in the RMC Office for Greenville County in Plat Book EE at Page 121, and having the following courses and distances, to-wit:

BEGINNING at an iron pin on East Sable Court and proceeding along said street N. 29-30 W. 96.4 feet to an iron pin; thence continuing around the curve of East Sable Court 147.7 feet to an iron pin; thence along the line of Lot No. 34 S. 12-42 E. 204.8 feet to an iron pin adjoining Lot Nos. 34, 35 and 36; thence along lot No. 36 N. 60-30 E. 150 feet to the point of beginning.

THIS being the same property conveyed to the Grantor(s) herein by a certain deed of Hailey L. and Lucille H. McLane on January 28, 1959, and thereafter filed in the RMC Office for Greenville County in Deed Book 616 at Page 110.

THIS conveyance is made subject to any and all restrictions, easements, rights-of-way or zoning ordinances that may appear of record, on the recorded plat(s) or on the permises.

THIS is the same property conveyed to the GRANTEE(S), Michael Bret Bishop and JOyce A. Donnan, by the Grantor(s), John Ray Farr, by deed dated and recorded 9/15/77, in vol. 1064 at page 857, in the RMC Office for Greenville County.

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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 is 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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