

TOTAL OF PAYMENTS \$25,620.00
MORTGAGE OF REAL ESTATE

300-1580 PAGE 72

GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA,
County of Greenville

723 Cedar Lane Road
Greenville, SC 29611

SEP 9 4 24 PM '82

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Know All Men, That James R. Nix and Nancy B. Nix, Mortgagor(s)
in consideration of a loan of this date in the amount financed of \$13,370.02, with interest, payable in 84
monthly instalments of \$ 305.00, and to secure the payment thereof and any future loans and advances from
the Mortgagee, BLAZER FINANCIAL SERVICES, INC. and assigns, to the Mortgagor(s), and also in consideration of the
further sum of THREE DOLLARS, to the Mortgagor(s) paid by the Mortgagee at and before the sealing and delivery of
this instrument, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these
presents do grant, bargain, sell and release unto the said Mortgagee Blazer Financial Services, Inc. of
South Carolina, the following described real property:

ALL that piece, parcel or lot of land situate, lying and being on the southern
side of Strawberry Drive near the City of Greenville, in the County of Greenville,
State of South Carolina and known and designated as Lot No. 13 of a subdivision
known as Blue Berry Park, plat of which is recorded in the R.M.C. Office for
Greenville County in Plat Book BB at Page 18; said lot having such metes and
bounds as shown thereon.

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

This is the same property conveyed to the mortgagor by deed recorded in the
R.M.C. Office for Greenville County in Deed Book 995 at Page 275, MAR. 13, 1974.
Deed from William N. Taylor.

Together with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging,
or in anywise incident or appertaining.

TO HAVE AND TO HOLD said premises unto said Mortgagee Blazer Financial Services, Inc. of
South Carolina and assigns forever, hereby binding our heirs, executors, and administrators, to warrant and
forever defend all and singular the said premises unto the Mortgagee.

And It is Agreed by and between the said parties in case of default in any of the payments of interest or principal as herein
provided for, the whole amount of the debt secured by this mortgage shall become due and payable at once, less any refunds
or credits due Mortgagor(s).

And It is Further Agreed, That said Mortgagor(s) shall pay promptly all taxes assessed and changeable against said
property, and in default thereof, that the holder of this mortgage may pay the same, whereupon the entire debt, less any
refunds or credits due Mortgagor(s), secured by this mortgage shall immediately become due and payable, if the Mortgagee
shall so elect.

It is the intent and meaning of the parties that if Mortgagor(s) shall pay or cause to be paid unto Mortgagee all debts and
sums of money secured hereby, with interest thereon, if any shall be due, then this deed of bargain and sale shall cease and
be null and void. And Mortgagor(s) hereby assign, set over and transfer to Mortgagee and assigns, all of the rents and
profits of the mortgaged premises, accruing and falling due from and after the service of a summons issued in an action
to foreclose this mortgage after default in the conditions thereof.

And It is Agreed by and between the parties that in the case of foreclosure of this mortgage, by suit or otherwise, the
Mortgagee shall recover of the Mortgagor(s) a reasonable sum as attorney's fee, which shall be secured by this mortgage,
and shall be included in judgment of foreclosure.

WITNESS our HAND and SEAL this 9th day of September, 19 82.

SIGNED, SEALED and DELIVERED
IN THE PRESENCE OF

William P. Webb

James R. Nix (L.S.)
James R. Nix (L.S.)

Nancy B. Nix (L.S.)
Nancy B. Nix (L.S.)

STATE OF SOUTH CAROLINA,
County of Greenville

Personally appeared before me Timothy Lee
and made oath that he saw the within-named James R. Nix and Nancy B. Nix sign, seal, and,
as their act and deed, deliver the within-written Mortgage; and that he with William P. Webb
witnessed the execution thereof.

Sworn to before me this 9th day of September, A.D. 1982)

William P. Webb (L.S.)
Notary Public for South Carolina
My Commission expires 11-23-91, 19

Timothy Lee

RENUNCIATION OF DOWER

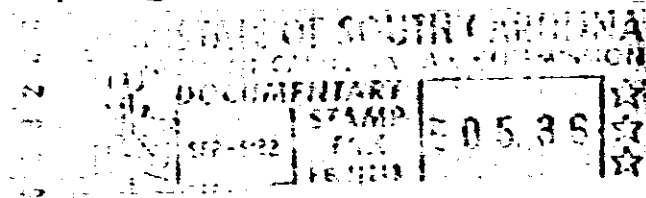
STATE OF SOUTH CAROLINA,
County of Greenville

I, William P. Webb, do hereby certify unto all whom it
may concern, that Mrs. Nancy B. Nix, the wife of the within-named James R. Nix
did this day appear before me, and, upon being privately and separately examined by me, did declare that she does
freely, voluntarily, and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release
and forever relinquish unto the within-named Mortgagee Blazer Financial Services, Inc. of South
Carolina and assigns, all her interest and estate, and also her Right and Claim of Dower of, in or to all
and singular the premises within mentioned and released.

Given under my Hand and Seal this 9th day of September, A.D. 19 82)

William P. Webb (L.S.)
Notary Public for South Carolina
My Commission expires 11-23-91, 19

Nancy B. Nix (L.S.)
Nancy B. Nix



0840-40 (South Carolina) 12/78 RECORDED SEP 9 1982 at 4:24 P.M.

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