

LONG, BLACK & GASTON
 STATE OF SOUTH CAROLINA
 COUNTY OF Greenville
 FILED IN THE OFFICE OF THE REGISTER OF DEEDS
 MORTGAGE OF REAL ESTATE
 TOTAL OF PAYMENTS: \$5,964.00
 AMOUNT FINANCED: 3,242.88
 BOOK 1497 PAGE 108
 THIS MORTGAGE SECURES FUTURE ADVANCES - MAXIMUM OUTSTANDING \$100,000.
 DONNIE S. TANKERSLEY
 R.M.C.

WHEREAS, Forest (NMI) Downes, Jr. and Margaree W. Downes
 (hereinafter referred to as Mortgagor) is well and truly indebted unto Associates Financial Services Company of South Carolina Inc 123 W Antrim Dr, Greenville, SC, its successors and assigns forever (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 principal sum of Three thousand two hundred forty-two and 88/100 Dollars (\$ 3,242.88) plus interest of Two thousand seven hundred twenty-one and 12/100 Dollars (\$ 2,721.12) due and payable in monthly installments of \$ 71.00 the first installment becoming due and payable on the 10th day of April, 19 80 and a like installment becoming due and payable on the same day of each successive month thereafter until the entire indebtedness has been paid, with interest thereon from maturity at the rate of seven per centum per annum, to be paid on demand.

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 and other obligations for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, the Maximum Outstanding at any given time not to exceed said amount stated above, 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, to wit:

On the Northeastern side of Perry Avenue in the City of Greenville, being shown and designated as Lot No. 4 on a plat of McBee Estates, recorded in the RMC Office for Greenville County in Plat Book K, Page 117, reference to which is crave for a metes and bounds description thereof.

This is the same property conveyed from George Rooney, Secretary of Housing and Urban Development, of Washington, D. C., Acting by and through the Federal Housing Commissioner by deed recorded June 22, 1972, in Vol 946, page 619.

I AM SATISFIED IN FULL THIS
 10 DAY March 12 81
 ASSOCIATES FINANCIAL SERVICES COMPANY OF SOUTH CAROLINA
 [Signatures]
 WITNESS: [Signature]



LONG, BLACK & GASTON
 Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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 such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

FILED
 GREENVILLE CO. S.C.
 MAR 18 1981
 DONNIE S. TANKERSLEY

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