

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

BOOK 87 PAGE 1265

VOL 1677 PAGE 384

TO ALL WHOM THESE PRESENTS MAY CONCERN:
THIS MORTGAGE SECURES FUTURE ADVANCES

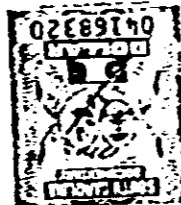
WHEREAS, RAYMOND L. EUBANKS

(hereinafter referred to as Mortgagor) is well and truly indebted unto Associates Financial Services Company of South Carolina, Inc., its successors and assigns forever (hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's loan agreement of even date herewith, the terms of which are incorporated herein by reference, in the amount of \$29,345.00, together with interest as provided in the loan agreement.

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:

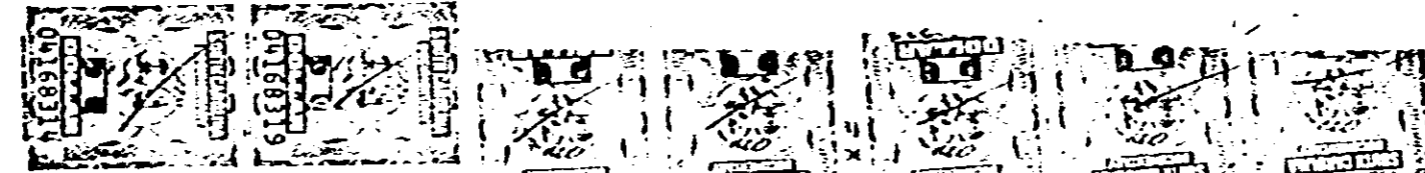
ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of GREENVILLE, to wit: On Antioch Church Road and containing 5 acres, more or less, according to a plat prepared for Raymond L. Eubanks by J. L. Montgomery, III, RLS, dated May 28, 1983, and recorded in plat book 9-U, page 14, and having the following metes and bounds, to-wit:



BEGINNING at a nail and cap on Antioch Church Road, joint corner with property of W. R. Payne Estate and running thence N. 4-14E, 458.2 feet to an iron pin; thence turning and running N. 75-44W 547.26 feet to an iron pin; thence turning and running S. 17-50E. 650-1 feet to a nail and cap in the aforesaid road; thence along said road N 81-55E 210.2 feet to a nail and cap; thence S. 88-46E 89.2 feet to a nail and cap, the point of beginning.

Enrolled
Dannie S. Jenkins

This is the same property conveyed to the Mortgagor herein by deed of Irene Eubanks, dated February 7, 1984, recorded February 17, 1984 in Deed Book 1206 at Page 475, RMC Office for Greenville County, S. C.



lighting fixtures now or hereafter attached to such fixtures and equipment, other than

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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 herein specifically stated otherwise as follows:

Associates Financial Services

NOV 20 1984

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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.

The Mortgagor further covenants and agrees as follows: *Witness*

(1) That this mortgage shall secure the Mortgagee for such further sums as may be advanced hereafter, at the option of the Mortgagee, for the payment of taxes, insurance premiums, public assessments, repairs or other purposes pursuant to the covenants herein. This mortgage shall also secure the Mortgagee for such further sums as may be advanced hereafter, at the option of the Mortgagee, for the payment of taxes, insurance premiums, public assessments, repairs or other purposes pursuant to the covenants herein.

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