DONNE STANKERSLEY WHEREAS. Henry H. Chism and PHUGS N. Chism

SOUTHERN FINANCIAL SERVICES, INC., P. O. Box thereinafter referred to as Mongagor) is well and truly indebted unto 10242, Greenville, South Carolina, 29603

thereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date betewith, the terms of which are incorporated herein by reference, in the sum of

Twelve Thousand Seven Hundred Thirty and no/100--- Dallards 12,730.00. Iduc and payable

In Ninty-six (96) consecutive monthly installments of Two Hundred Seventeen and 85/100 (\$217,85) dollars, beginning on August 19, 1979, and on the same day of each month thereafter until paid in full,

with interest thereon from

July 19, 1979

at the rate of 13.50

per centum per annum, to be paid:

WHEREAS, the Mortgagor may reteatter become indubted to the said Mortgagee for such further sums as may be advanced to or for the Mongagor's account for taxes, insurance pretitions, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in complication of the attressed debt, and in order to secure the payment thereof, and of any other and further sums for which the Mintgager may be infected to the Mintgager at any time for advances made to or for his account by the Mortgager, and also in consideration of the further sum of Three Dollars (50.00) to the Mortgager in hand well and truly paid by the Mortgager at and before the scaling and aclivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by the presents does grant, bargain, self-and release into the Mortgager, its successors and assigns:

All that lot of land in Greenville County, South Carolina, being Lot 3 and a 34 ft strip adjoining from Lot 2, as shown on plat of Fontana Forest, recorded in Plat Book YY at Page 171 in the RMC Office for Greenville County and having the following metes and bounds, to-wit:

BEGINNING at the joint front corner of Lots 3 and 4 on S. C. Highway #253; thence with the line of said lots N 16-58 W, 161.9 feet to an iron pin; thence N 70-37 E, 100 feet to an iron pin at the joint rear corner of Lot 2; thence with the rear line of Lot 2, N 70-37 E, 34 feet to a point; thence through Lot 2 in a southeasterly direction, being S 16-55 E, 159.0 feet to a point on S. C. Highway \$253; said point being 34 feet from the intersection of Lots 2 and 3; thence with S. C. Highway \$253, S 67-10 W, 34 feet to an iron pin; thence S 69-10 W, 100 feet to the point of beginning.

This is the same property conveyed to mortgagors herein by deed of Joe E. Hawkins Enterprises, Inc. on May 23, 1975 recorded May 29, 1975 in Volume 1018 of Deeds at Page 957.

THE STATE OF SCHEN CAROLINA ر درا: nocureus.

Together with all and singular rights, members, heredraments, and apportenances to the same belonging in any way modern or appertaining, and all of the recoverances, and profits which may arise or be had therefrom, and including all hearing, plumbing, and lighting fixtures now or hereafter attacked, contented, or fixed therefor a any mathem, it being the internal of the parises hereto that all fixtures and equipment, other than the usual bissolvability furnation be considered a part of the real effect.

TO HAVE AND TO HOLD, all and singular the said promotes any other Mostgagee, its horse, sauce was and assigns, foreign.

The Mieigager coveriants that or is lawfully seized of the prior we beten above described in the simple absolute, that or has good right and is lawfully authorated to sell, convey or ensurable the senior and shart me provides are tree and clear of as little and ensurable except as provided. The Motigager further uncourants to against and thereof defined as and in gular the said provide unto the Motigager fortier uncourants to against and thereof defined as and in gular the said provides upto the Motigager fortier, from and against the Motigager and all persons aborns over that they clear any the same or are partitles of

The Mortgagor further covenants and agrices as 100 as

11) That this mortgage shall secure the Mortgagee has such turber sums as may be advanced hereafter, at the option of the Mortgage, for the payment of taxes, instance premium, public assess that is repair, or other purposes pursuant to the constants heren. This mortgage shall also secure the Mortgagee for any turber loans, advances, readvances or credits that may be made hereafter to the Mortgagee by the Mortgagee so long as the total indebtedness that exected down in exceed through national rate in the trace benefit. We also so advanced shall beer interest at the same tate as the mortgage dots and shall be payable so domand of the Mortgage unless otherwise provided in writing.

(2) That it will keep the improves onto now ensuing or hereafter exceed on the nongaged engage instant as may be required from time to time by the Mortgagee against loss by fire and any other hards specified by Mortgagee, in an anilar third loss than the mortgage debt, or in such amounts as may be required by the Mortgagee, and in companies acceptable to it, and that all such policies and receasis thereof shall be held by the Mortgagee, and that all one payable causes in taken in and in the all such policies and that it will pay all premiums therefor when does and that in does hereby assign to the Mortgagee the provided of any policy interest the mortgage debt, and the hallows and does hereby authorize each insurance company concerned to make payment for a loss direction of the Mortgagee, to the extent of the balance waing on the Mortgage debt, whether directions contend to make payment for a loss direction of the Mortgagee, to the extent of the balance waing on the Mortgage debt, whether directions contend to make payment for a loss direction of the Mortgage.

(a) That is will keep a composition of a country or forester ending to a visit repair, and, in the case of a country to lead, that is will exceed to country to complete the wild to a country to the country to the country of the cou

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