

AC. 2231481- 36/17/80 REAL ESTATE MORTGAGE

MORTGAGORS NAMES AND ADDRESSES: Joseph Cohen, Margaret Cohen, 606 Chesley Drive, Simpsonville, SC 29681

AMOUNT OF NOTE	PRINCIPAL OF LOAN	SCHEDULE OF PAYMENTS	START DATE	END DATE
3888.00	2880.69	36 ..108.00	07/23/80	06/23/83

MORTGAGEE NAME AND ADDRESS: USLIFE CREDIT CORP., 1214 B LAURENS RD., P.O. BOX 6428 STA B, GREENVILLE, S.C. 29606

REC'D ON DATE: 06/20/80

STATE OF SOUTH CAROLINA COUNTY OF Greenville

WHEREAS, the Mortgagors above named are indebted to their Promisor... payable to the order of the Mortgagee and evidencing a loan made by said Mortgagee, in the amount of Note stated above, which said Note is payable in periodic installment and according to the terms thereof, and on which Note payment in advance may be made in any amount at any time and default in making any monthly payment shall, at the option of the holder of said Note, and without notice or demand, render the entire sum remaining unpaid on this Note at once due and payable.

NOW KNOW ALL MEN, that in consideration of said loan and to further secure the payment of said Note and also in consideration of three Dollars (\$3) to the Mortgagors in hand well and truly paid by Mortgagee at and before the making and delivery of these presents, receipt whereof is hereby acknowledged, the Mortgagors hereby grant, bargain, sell and release unto the Mortgagee, its successors and assigns, the following described real and personal property, to-wit: All that piece, parcel or lot of land situate, lying and being at the southeastern corner of the intersection of Chesley Drive and Canterbury Street near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as lot No. 25 as shown on a plat of The Village, Section I, prepared by Heaner Engineering Co., Inc., dated October 13, 1972, and recorded in the R.M.C. Office for Greenville County, South Carolina, in

to have and to hold, with all and singular the rights, members, benefits and appurtenances to the said premises belonging, unto said Mortgagee, provided always, and this instrument is made, executed, sealed and delivered upon the express condition that if the said Mortgagors shall pay in full by the said Mortgagee the above described Note according to the terms thereof, then this Mortgage shall cease, determine and be void, otherwise it shall remain in full force and virtue. Upon default in making any payment of said Note when the payment becomes due, then the entire sum remaining unpaid on said Note shall be due and payable by the exercise of the option of a creditor above described, and this Mortgage may be foreclosed as provided by law for the purpose of satisfying and paying the entire indebtedness secured hereby.

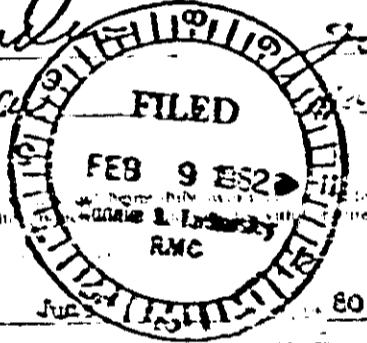
The Mortgagors covenant that they exclusively possess and own said property free and clear of all encumbrances, except as otherwise noted, and will warrant and defend the same against all persons except the Mortgagee. Any failure of the Mortgagee to enforce any of its rights or remedies hereunder shall not be a waiver of its rights to do so thereafter, whenever the same shall be practicable, and shall be construed in the singular.

Signed: J. Don Stauden, Pamela D. Howard, Joseph Cohen, Margaret Cohen

Witness: J. Don Stauden, Pamela D. Howard

Notary Public: J. Don Stauden, Pamela D. Howard

Sworn to before me this 15th day of June, 1980



RENUNCIATION OF DOWER

STATE OF SOUTH CAROLINA COUNTY OF Greenville

I, the undersigned Notary Public, do hereby certify that all whom it may concern, that the undersigned and the above named Mortgagee, on this day appear before me and upon being separately and separately examined by me, did declare that she was the wife of the Mortgagors and without any compulsion, fraud or fear of any person or persons a dower, renunciation, release and her separate and individual interest in the above named Mortgagee, its successors and assigns, all her interest and estate, and also all her right and claim of dower, if in so far as and regarding the premises above described and referred.

Sworn to before me this 18th day of June, 1980

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