

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:  
THIS MORTGAGE SECURES FUTURE ADVANCES - MAXIMUM OUTSTANDING \$100,000.

TOTAL OF PAYMENTS: \$18,060.00  
AMOUNT FINANCED: 10,229.41

BOOK 1495 882

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WHEREAS, Mitchell Motes, Jr. and Ida Mae Motes  
(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 Ten thousand two hundred twenty-nine and 41/100 Dollars (\$ 10,229.41 ) plus interest of Seven thousand eight hundred thirty and 59/100 Dollars (\$ 7,830.59 ) due and payable in monthly installments of \$ 215.00 the first installment becoming due and payable on the 25th day of March, 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 ~~produced to~~ 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:  
As shown by Plat dated September 18, 1942, made by W. J. Riddle, and more fully described as follows:

Beginning at a stake in the Blackberry Valley Road and running thence S. 43 W. 469 Feet to a stake in the Blackberry Valley Road; thence S. 47 E. 615 feet to a stake in center of Branch; thence N. 28-30 E. 490 feet along the meanderings of the branch to a stake in the branch; thence N. 47 E. 476 feet to the beginning corner, containing 5 acres, more or less.

This is the same property conveyed from E. C. Vernon by deed recorded September 20, 1972, in Vol. 955, page 482.

PAID AND SATISFIED  
21 DAY  
ASSOCIATES FINANCIAL SERVICES COMPANY  
WITNESS Laura D. [Signature] 6105

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.

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: