

RECORDER: Please mail to Donald L. Van Riper, Suite 8, 700 East North St., Greenville SC 29601  
MORTGAGE OF REAL ESTATE -

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

RECORDED  
C. S. C.  
11 12 PM '80  
MORTGAGE  
MERSLEY

BOOK 1507 PAGE 651

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, ROLF J. and HEIDEMARIE K. MUELLER

(hereinafter referred to as Mortgagor) is well and truly indebted unto  
WOODROW A. and JUDY A. KELLY

(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 sum of  
TWELVE THOUSAND, ONE HUNDRED and 00/100  
Dollars (\$ 12,100.00 ) due and payable

as follows: On January 1, 1981, the sum of One Thousand, One Hundred (\$1,100.00) Dollars;  
On February 1, 1981, and continuing on the first day of each succeeding month until paid  
in full, the sum of Two Hundred and Forty-Four and 69/100 (\$244.69) Dollars.\*  
with interest thereon from July 14, 1980 at the rate of TEN (10%) per centum per annum, to be paid: as above, with each  
payment first applied to interest, then the balance to principal.

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 for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the  
Mortgagee, 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, in the Austin Township, being known and

designated as Tract 2, containing 4.25 acres, according to a Plat of the Property of  
Paul M. Wood, prepared by Robert L. Jordan, R. L. S., dated May 9, 1968, and which is  
recorded in the Register of Mesne Conveyance for Greenville County in Plat Book 5T at  
Page 78;

DERIVATION: This is the same property conveyed to the Mortgagors herein by deed from  
Woodrow A. and Judy A. Kelly, dated 7/14/80, recorded simultaneously herewith in  
Deed Book 1129 at Page 56.

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\* Balance as of 1/1/81 = \$12,663.56 due to interest accrued since 7/14/80  
Mortgagors to pay \$1,100.00 on 1/1/81, and then discharge balance over  
5 years in equal monthly installments.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and  
all of 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 provided  
herein. 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.

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