

Mortgagors' Address: 1590 Old Grove Road, Piedmont, S. C. 29673

MORTGAGE OF REAL ESTATE—Office of Wyche, Burgess, Fitch & Parham, P.A. Greenville, S. C.
GREENVILLE CO. S. C.

BOOK 1388 PAGE 434

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STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

DONNIE S. TANKERSLEY
R.H.C. MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: JAMES DAVID BOLT and KATHRYN H.

BOLT (hereinafter referred to as Mortgagor) SEND (S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto JOHN D. HUFF AND VICTORIA HUFF (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

Forty Thousand and No/100 ----- DOLLARS (\$40,000.00)
with interest thereon from date at the rate of 8½% per centum per annum, said principal and interest to be repaid as follows: Payable in 240 equal monthly payments of \$347.13, with the first of such payments due on March 1, 1977 and subsequent payments on the first day of each succeeding month until paid in full.

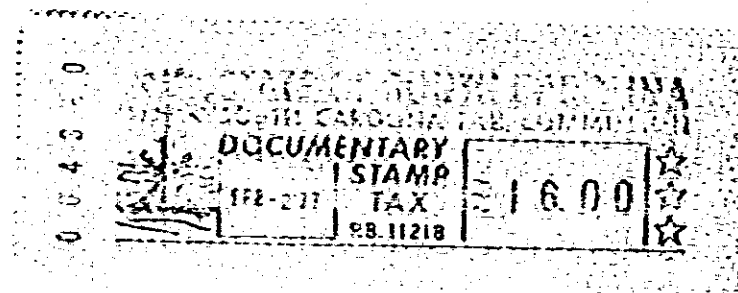
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced or readvanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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 heirs, successors and assigns the following described piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon:

ALL that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina on Old Grove Road, containing 2.73 acres, more or less, and having according to a plat dated May, 1976, prepared by John C. Smith, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the intersection of the right-of-way of Old Grove Road and other property of the Grantor and running thence N. 65-02W. 400 feet to an iron pin; thence turning and running N. 32-30 E. 300 feet to an iron pin; thence turning and running S. 65-02 E. 400 feet to an iron pin at the edge of the right-of-way of Old Grove Road; thence turning and running along the edge of the right-of-way of Old Grove Road, S. 32-30 W. 300 feet to the point of beginning.

This is the same property conveyed to the Mortgagor herein by deed from Virginia Riddle Kern, dated June 16, 1976 and recorded in Deed Book 1038 at Page 109.



Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.

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