

MORTGAGE OF REAL ESTATE

BOOK 1542 PAGE 258

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

FILED TO ALL WHOM THESE PRESENTS MAY CONCERN:
GREENVILLE CO. S. C.

MAY 27 3 29 PM '81

WHEREAS, Kenneth T. Johnson and Kathryn B. Johnson, 111 Vannoy, Greenville, South Carolina

(hereinafter referred to as Mortgagor) is well and truly indebted unto The City of Greenville, a municipal corporation,
Post Office Box 2207, Greenville, S. C. 29602

(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 Ten Thousand Dollars and 00/100
----- Dollars (\$10,000.00) due and payable

with interest thereon from 15th of month after work completed at the rate of 3 per centum per annum, to be paid: \$96.56 per month
and \$91.11 last payment.

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, on the western side of Vannoy Street in the City of
Greenville, being shown as Lot No. 16, Section H, on plat of property of Stone
Land Company, recorded in Plat Book "K", at page 277 and described as follows:

BEGINNING at a stake on the western side of Vannoy Street, corner of Lot No. 14,
and running thence with the said lot, N. 71-50 W. 192.58 feet to a stake; thence
S. 20-19 W. 55 feet to a stake at corner of Lot No. 18; thence with the line of
said lot, S. 71-50 E. 192.58 feet to a stake on Vannoy Street, thence with the
western side of Vannoy Street, N. 20-19 E. 55 feet to the beginning corner.

THIS property is known and designated as Block Book No. 34-2-29.

BEING a portion of the property conveyed to Kenneth T. and Kathryn B. Johnson by
deed of William B. James, recorded in the RMC Office for Greenville County in Deed
Book 1126 page 287, on May 23, 1980.

THIS mortgage is junior and subordinate to a mortgage executed by Kenneth T. and
Kathryn B. Johnson to William B. James. Being recorded in REM 1503 at page 747, on
May 23, 1980.

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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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