

STATE OF SOUTH CAROLINA } FILED
COUNTY OF GREENVILLE } GREENVILLE CO. S. C. MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEP 28 12 54 PM '81

WHEREAS, John E. Johns, JR. and Tracey L. Shealy Johns
R.M.C.

(hereinafter referred to as Mortgagor) is well and truly indebted unto John E. Johns

(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

Thirty Three Thousand, Six Hundred and No/100--- Dollars (\$ 33, 600. 00) due and payable \$200.00 on the first day of November, 1981 and \$200.00 on the first day of each and every succeeding calendar month thereafter until paid in full; if not sooner paid the balance is due and payable 14 years from date. This loan shall bear no interest.

with interest thereon from n/a at the rate of n/a per centum per annum, to be paid: n/a

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:

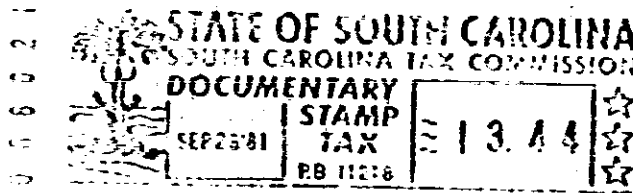
"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of GREENVILLE

ALL that piece, parcel or lot of land with all buildings and improvements thereon, situate, lying and being on the northeastern side of Raintree Lane in Greenville County, South Carolina being known and designated as Lot No. 61 as shown on a plat entitled PELHAM WOODS, SECTION ONE made by Piedmont Engineers and Architects dated June 19, 1970 recorded in the RMC Office for Greenville County, South Carolina in Plat Book 4-F at Page 33, reference to said plat is hereby craved for the metes and bounds thereof.

This being the same property conveyed to John E. Johns, Jr. by deed of Robert Kyle Hamilton and Nancy Carol G. Hamilton recorded March 20, 1981 in the RMC Office for Greenville County in Deed Book 1144 at Page 708 and to Tracey L. Shealy Johns by deed of John E. Johns, Jr. conveying one-half interest dated September 28, 1981 and to be recorded herewith.

This mortgage is junior and inferior to the lien of that certain mortgage in the sum of \$34,500.00 executed on this date by the mortgagors herein to First Federal Savings and Loan Association to be recorded herewith.

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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 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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