LAW OFFICES OF LATHAN, SMITH & BARBARE, P.A., GREENVILLE, SOUTH CAROLINA

MORTGACE OF REAL ESTATE

COUNTY OF GREENVILLE

GREFNYFILED STATE OF SOUTH CAROLINA

THE PROPERTY OF THE PERSON OF

an 1606 and 285 MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Gary W. Bible and K. Phyllis Bible WHEREAS,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Joseph F. Hanna and Flangie P. Hanna

thereinafter 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 Fourteen Thousand and No/100-----

----- Dollars (\$ 14,000.00) due and payable

as provided for in Promissory Note executed of even date herewith, the terms of which are incorporated herein by reference thereto.

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*The Mortgagors shall have the right to prepay in part or in full at any time without

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 Mortgagoe 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 hard 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's heirs, 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 southern side of Bainbridge Drive and being shown and designated on a plat of Beatrice Billings, dated April 8, 1946, prepared by Pickell and Pickell and recorded in the RMC Office for Greenville County in Plat Book AA at Page 96 and having such metes and bounds as shown thereon, reference to said plat being made for a more complete description.

THIS is the same property as that conveyed to the Mortgagors herein by deed from Joseph F. Hanna and Flangie P. Hanna recorded in the RMC Office for Greenville County of even date herewith.

THIS is a second mortgage subject to that certain first mortgage to James D. Ernest recorded in the RMC Office for Greenville County in Mortgage Book 1446 at Page 550 on Actober 6, 1978 in the original amount of \$20,400.00.

THE mailing address of the Mortgagees herein is: 104 Elmhurst Road, Greenville, S. C. 29611

THIS mortgage may not be assumed without the express written consent of the Mortgagees.

DOCUMENTARY

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.

O The Mortgagor covenants that is 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 provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagoe letever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.