

Mortgagee's Address:
10 Selma Street
Greenville, SC 29609

STATE OF SOUTH CAROLINA

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE

FILED
GREENVILLE CO S.C.
JUL 21 1 17 PM '83

TO ALL WHOM THESE PRESENTS MAY CONCERN:

BOOK 1616 PAGE 963

WHEREAS,

JOAN T. KINSEY
DONNIE S. AMERSLEY
R.M.C.

(hereinafter referred to as Mortgagor) is well and truly indebted unto

LARRY VERDELL KINSEY

(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 Six Thousand Five Hundred Seventy-five and 22/100 Dollars (\$6,575.22) due and payable

in monthly installments of One Hundred Fifty-two and 99/100 (\$152.99) Dollars per month for a period of five (5) years, commencing on July 1, 1983, with the last payment due on June 1, 1988.

with interest thereon from date at the rate of 14% per centum per annum, to be paid: monthly

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:

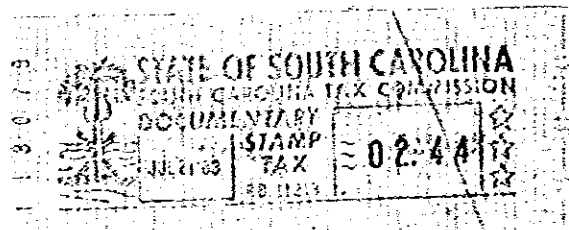
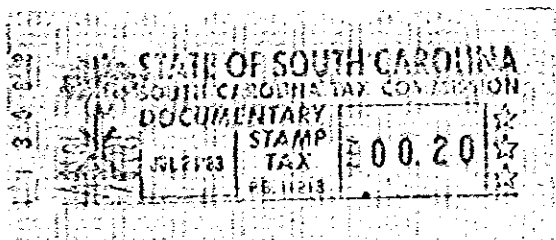
ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville

ALL that piece, parcel or lot of land in the Town of Simpsonville, County of Greenville, State of South Carolina, situate, lying and being on the southern side of Anglewood Drive and being known and designated as Lot No. 171 on plat of Section II, Sheet 2 of WESTWOOD Subdivision, recorded in the RMC Office for Greenville County in Plat Book 4-F at Page 45 and having such metes and bounds as shown thereon, reference to said plat being made for a more complete description.

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights-of-way on the property and/or of record.

This being the same property as that conveyed to the Mortgagor herein by deed of Mortgagee dated June 28th, 1983, and recorded in the RMC Office for Greenville County in Deed Book 1191 at Page 441 on June 30, 1983.

This being a second mortgage and junior in lien to that certain mortgage given to Collateral Investment Company by mortgagor and mortgagee herein as recorded in the RMC Office for Greenville County on September 19, 1975, in Mortgage Book 1349 at Page 141, securing the original principal amount of \$22,900.



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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 of all 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.

