

MORTGAGEE'S ADDRESS: 330 Northside Drive, Apt. 12, Bennington, VT 05201
MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE 1557 374

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Johnny Paul Webb and Mary Lynn Webb

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

George Gary Jones

(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

Sixteen Thousand Sixty and 95/100----- Dollars (\$ 16,060.95) due and payable

in monthly installments of interest only commencing May 15, 1984, in the amount of \$147.23, with the entire principal balance due and payable on or before 5 years from date

with interest thereon from date 11 at the rate of 11 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

All that piece, parcel or lot of land situate, lying and being on the southwestern side of Camperdown Way, formerly Choice Street, in the City of Greenville, Greenville County, South Carolina, being known and designated as Lot No. 35 as shown on a plat of OAKLAND HEIGHTS made by R. E. Dalton recorded in the RMC Office for Greenville County, South Carolina, in Plat Book C at Page 147, and is also shown on a plat entitled Property of George Gary Jones made by Freeland & Associates dated April 2, 1980, and having, according to said plats, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Camperdown Way, formerly Choice Street, at the joint front corner of Lots Nos. 34 and 35 and running thence along the southwestern side of Camperdown Way, S. 62-19 E. 60.0 feet to an iron pin at the joint front corner of Lots Nos. 35 and 36; thence along the common line of said lots, S. 34-50 W. 150.0 feet to an iron pin; thence N. 62-19 W. 60.0 feet to an iron pin at the joint rear corner of Lots Nos. 34 and 35; thence N. 34-50 E. 150.0 feet to an iron pin on the southwestern side of Camperdown Way, the point of beginning.

This is the same property conveyed to the Mortgagor herein by deed of George Gary Jones of even date to be recorded herewith.

This mortgage is second and junior in lien to that certain mortgage this date assumed by Mortgagor in favor of Alliance Mortgage Company (formerly Charter Mortgage Company) in the original amount of \$16,950, recorded in the Office of the RMC for Greenville County in Mortgage Book 1500 at Page 405.

Promissee will have a grace period of fourteen (14) days from the date which payment is due to make the payment as described herein, and in the event said payment is not made within 14 days grace period, then a penalty of \$14.72 will be charged and due and payable when the payment is made.

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STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
APR 16 1984 TAX 06.44

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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