MORTGAGE

GREENVILLE CO. S. C.

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STATE MERBURY CAROLINA, STATE MERBURY CAROLINA, SS.

This form is used in connection with mortgages insured under the one- to four-family provisions of the National Housing Act.

TO ALL WHOM THESE PRESENTS MAY CONCERN: WOODROW ROUNTREE, JR.

Greenville, South Carolina

, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto PANSTONE MORTGAGE SERVICE, INC.

organized and existing under the laws of the State of Georgia , hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Thirty Thousand Nine Hundred and No/100---
Dollars (\$ 30,900.00), with interest from date at the rate

of nine and one-half per centum (9 1/2 %) per annum until paid, said principal and interest being payable at the office of Highway, Suite C-2 Panstone Mortgage Service, Inc., 2459 Roosevelt in College Park, Georgia 30327

or at such other place as the holder of the note may designate in writing, in monthly installments of Two Hundred Fifty-nine and 87/100------ Dollars (\$ 259.87), commencing on the first day of May , 19 79, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of April, 2009 ,

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) 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, the following-described real estate situated in the County of Greenville

State of South Carolina:

All that piece, parcel or lot of land situate, lying and being on the Northern side of Third Day Street, near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 51 as shown on a plat of Canterbury Subdivision, Section I, prepared by Heaner Engineering Co., Inc., dated March 22, 1972, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 4-N at page 69, and having, according to a more recent plat entitled "Property of Woodrow Rountree, Jr.", prepared by Webb Surveying & Mapping Co., dated March 15, 1979, the following metes and bounds:

BEGINNING at an iron pin on the Northern side of Third Day Street at the joint front corner of Lots Nos. 52 and 51, and running thence with the line of Lot No. 52 N. 24-32-15 E. 133.98 feet to an iron pin; thence S. 55-27-37 E. 91.20 feet to an iron pin at the joint rear corner of Lots Nos. 51 and 50; thence with the line of Lot No. 50 S. 34-32-23 W. 126 feet to an iron pin on the Northern side of Third Day Street; thence with the Northern side of Third Day Street N. 60-27-41 W. 68.19 feet to the point of beginning.

This is the identical property conveyed to the Mortgagor herein by deed of Karl Kendall and Brenda B. Kendall, dated March²³, 1979, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 1099 at page 123, on March 23, 1979.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagoe forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor covenants and agrees as follows:

1. That he will promptly pay the principal of and interest on the indebtedness evidenced by the said note, at the times and in the manner therein provided. Privilege is reserved to pay the debt in whole, or in an amount equal to one or more monthly payments on the principal that are next due on the note, on the first day of any month prior to maturity; provided, honever, that written notice of an intention to exercise such privilege is given at least thirty (30) days prior to prepayment.

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DOCUMENYARY

STAMP

MARSETS

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