80000 = 36 fase 667STATE OF SOUTH CAROLINA, Ollie Fares STATE OF GREEN VILLE REPORTUNED THESE PRESENTS MAY CONCERN: MAY 8 MORTGAGE OF REAL ESTATE SER 1232 FAST 421

WHEREAS, WE, JANOS G. TIHANYI AND PAULA B. TIHANYI,

(hereinafter referred to as Mortgagor) is well and truly indebted unto MOTOR CONTRACT COMPANY OF GREENVILLE, INC. its successors and assigns forever (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 ONE HUNDRED IMENTY AND NO/100 Dollars (\$6120.00) due and in monthly installments of \$ 102.00, the first installment becoming due and payable on the 4TH day of JUNE and a like installment becoming due and payable on the same day of each successive month thereafter until the entire indebtedness has been paid, with interest thereon from maturity at the rate of seven per centum per annum, to be paid on demand.

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for while economicate remains or for any other purposes:

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. The Mortgagor further covenants and agrees as follows:

(1) That this mortgage shall secure the Mortgagee for such further sums as may be advanced hereafter, at the option of the Mortgages, for the payment of taxes, insurance premiums, public assessments, repairs or other purposes pursuant to the covenants herein. This mortgage shall also secure the Mortgagee for any further loans, advances, readvances or credits that may be made hereafter to the Mortgagor by the Mortgagee so long as the total indebtedness thus secured does not exceed the original amount shown on the face hereof. All sums so advanced shall bear interest at the same rate as the mortgage debt and shall be payable on demand of the Mortgagee unless otherwise

(2) That it will keep the improvements now existing or hereafter erected on the mortgage time to time by the Mortgagee against loss by fire and any other hazards specified by Mortgage debt, or in such amounts as may be required by the Mortgagee, and in companies of the leading of the Mortgage. thereof shall be held by the Mortgagee, and have attached thereto loss pa and that it will pay all premiums therefor when due; and that it does have the mortgaged premises as figet hereby authorize each insurance following agee, to the extent of the party country to the Mortgagee debt, whether due ap

DONNIE S. TANKERSLEY (X) R.H.C.