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MORTGAGE OF REAL ESTATE—Offices of Price & Pong, Attorneys at Law, Greenville, S. C.

BOOK 1110 PAGE 113

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

James E. Hopkins and Tina A. Hopkins (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Niki Rigas and George D. Rigas (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

NINETEEN THOUSAND FIVE HUNDRED AND NO/100 DOLLARS (\$ 19,500.00 ),  
due and payable in consecutive monthly installments of One Hundred Seventy Five and 28/100 (\$175.28) Dollars, to be applied first to interest and then to principal, until paid in full, monthly payments due on the 13th of each and every month,

with interest thereon from date at the rate of seven 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 City of Greenville, Greenville Township, Greenville County, State of South Carolina, located at the Northeast corner of the intersection of North Main Street and East Earle Street, and having, according to a plat entitled "Property of James Rigas", made by R. B. Bruce, R.L.S., April 17, 1964, the following notes and bounds, to-wit:

BEGINNING at an old Iron Pin in the Northeast corner of the intersection of North Main Street and East Earle Street and running thence with the Eastern side of North Main Street N. 20-10 E. 120.0 feet to an old Iron Pin; thence S. 71-22 E. 137.7 feet to an Iron Pin; thence S. 18-27 W. 120 feet to an old Iron Pin on the Northern side of East Earle Street; thence with the Northern side of said street N. 72-20 W. 141.6 feet to an old Iron pin in the Northeast corner of the intersection of said street with North Main Street, the point of beginning.

This is a Purchase Money Mortgage.

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 any other equipment or 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.