

FILED  
GP. CO. S. C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE  
3 24 AM '81  
HARRISLEY  
R.M.C.

MORTGAGE OF REAL ESTATE  
153 168  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, we, J. Metz Looper and Ruth B. Looper,  
(hereinafter referred to as Mortgagor) is well and truly indebted unto Southern Bank and Trust Company  
of Greenville, South Carolina,

(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 Ninety Thousand One Hundred Thirty and  
80/100----- Dollars (\$90,130.80) due and payable

in sixty (60) equal monthly installments of One Thousand Five Hundred Two  
and 18/100 (\$1,502.18) Dollars each, commencing May 15, 1981, and continuing  
on the same day of each month thereafter until said sum is paid in full,  
with interest thereon from date at the rate of 16.99% 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, being known and designated as Lot  
No. 156 and the western portion of Lot No. 157 of Section III of  
Westcliffe Subdivision as shown on a plat recorded in the RMC Office  
for Greenville County in Plat Book JJJ, at Pages 72, 73, 74 and 75, and  
also shown on a plat prepared by Jones Engineering Service, dated May 22,  
1969, said plat being recorded in the RMC Office for Greenville County  
in Plat Book 4C, at Page 31, reference to which is hereby craved for a  
metes and bounds description of said property. This is the same property  
conveyed to the mortgagor, J. Metz Looper, by deed of B. E. Huff dated  
January 9, 1971, and recorded in the RMC Office for Greenville County in  
Deed Book 906, at Page 177.

**ALSO:**

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, being known and de-  
signated as Lot No. 158 and the eastern portion of Lot No. 157, Section  
III, of Westcliffe Subdivision, as shown on a revised plat prepared by  
Jones Engineering Service, dated May 22, 1969, and recorded in the RMC  
Office for Greenville County in Plat Book 4C, at Page 31, reference to  
which is hereby craved for a metes and bounds description of said  
property. This is the same property conveyed to the mortgagors herein  
by deed of B. E. Huff, dated November 15, 1969, and recorded in the  
RMC Office for Greenville County in Deed Book 879, at Page 412.

This mortgage is junior and inferior in lien to that first mortgage  
given to Fidelity Federal Savings and Loan Association (now American  
Federal Savings and Loan Association) of Greenville, South Carolina,  
encumbering Lot No. 158 and the eastern portion of Lot No. 157,  
Section III, of Westcliffe Subdivision, as described above, in the  
original amount of \$32,000.00, dated September 5, 1969, and  
recorded in the RMC Office for Greenville County, South Carolina, in  
REM Book 1136, at Page 32.

GCTO ----- AF 381

503

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or ap-  
pertaining, 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.

4-00011

1016

4326 RV-2