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STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE  
AUG 15 9 30 AM '83  
TO ALL WHOM THESE PRESENTS MAY CONCERN  
JONNIE R. M. C. SLEY

WHEREAS David H. Ratje and Theresa M. Ratje

hereinafter referred to as Mortgagor) is well and truly indebted unto Stephen M. Johnson and Mary M. Johnson

hereinafter referred to as Mortgagee) as evidenced by the Mortgagee's promissory note of even date herewith the terms of which are incorporated herein by reference, in the sum of Sixteen Thousand, Seven Hundred Sixty-one

Dollars \$ 16,761.00 due and payable

with interest thereon from even date at the rate of per note per centum per annum to be paid according to said note.

WHEREAS, the Mortgagee may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagee's account for taxes, insurance premiums, public assessments, repairs or for any other purposes

NOW, KNOW ALL MEN, That the Mortgagee, in consideration of the above debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagee 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 Mortgagee 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 7 and a small part of Lot 6 of Monaview Subdivision, a plat of which is recorded in the RMC Office for Greenville County in Plat Book 4N, Page 52 and also being shown on a plat entitled Property of John Wendell Cribbs, Jr. and Katherine M. Cribbs dated December 23, 1976 by C. O. Riddle recorded in the RMC Office for Greenville County in Plat Book 52, Page 47 and having the metes and bounds shown thereon.

DERIVATION: This being the same property conveyed to Mortgagors herein by deed of Stephen M. Johnson and Mary M. Johnson as recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 1194, Page 388, on August 15, 1983.

THIS mortgage is junior and second in lien to that certain note and mortgage given to Collateral Investment Company as recorded in the RMC Office for Greenville County, South Carolina in Mortgage Book 1386, Page 5 on December 23, 1976.

It is expressly understood by the undersigned borrower that the indebtedness evidenced by this mortgage may not be assigned, transferred, set over, or conveyed in any manner whatsoever, including, but not limited to, a Bond for Title, or contract for deed, for any reason whatsoever without the express written consent of the Noteholder.

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Together with all and singular rights, franchises, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of the rents, issues, and profits which now or hereafter may be had thereon, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected or installed thereon, and in and about the premises, if the parties hereto that all such fixtures and equipment, other than the usual household furniture, be included as part of the real estate.

TO HAVE AND TO HOLD unto the Mortgagee, its heirs, successors and assigns forever

The Mortgagee covenants to that it is lawfully seized of the premises hereunto described in fee simple, its life, that it has good right and is lawfully seized of the same, and that the premises hereunto described are free from all liens and encumbrances except as provided herein. The Mortgagee further covenants to execute and deliver to the Mortgagee, its heirs, successors and assigns, the Mortgagee's term and quitclaim deed and all papers, instruments lawfully relating to the same, and to pay therefor

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