

Mortgagor's address  
Jim & Debbie DeMint  
311 Hamby Road  
Greenville, S. C. 29602

RECORDER: Please mail to Donald L. Van Riper, Attorney at Law,  
405 Pettigru Street, Greenville S.C.  
MORTGAGE OF REAL ESTATE - TITLE NOT CERTIFIED  
GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE  
MORTGAGE OF REAL ESTATE

MAR 28 10 36 AM '79  
DONN S. TANKERSLEY  
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, James W. DeMint and Deborah H. DeMint

(hereinafter referred to as Mortgagor) is well and truly indebted unto **THREATT ENTERPRISES, INC.**

(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, SEVEN HUNDRED AND TWENTY & 00/100** \* \*

Dollars (\$ 6,720.00 ) due and payable

in two installments as follows: [1] Due March 23, 1980 -- \$3,931.20  
[2] Due March 23, 1981 -- \$3,645.60

Said repayment sums constitute 1/2 of the principal due hereunder (\$3,360.00) plus accrued interest at the rate of 8-1/2 percent per annum.

with interest thereon from March 23, 1979 at the rate of 8-1/2 per centum per annum, to be paid: as above.

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:

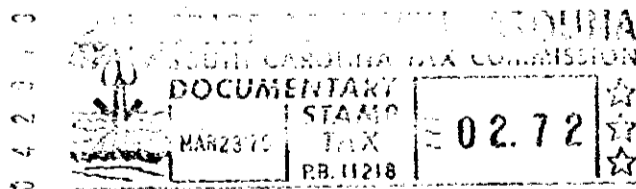
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, and known as lot # 15 of BATESVILLE FOREST, SECTION TWO subdivision, according to a plat prepared by James Ralph Free-land, R.L.S. recorded in the R. M. C. Office of Greenville County in Plat Book 6-H at Page 88, and having the following metes and bounds according to the said Plat, to wit:

BEGINNING at a point on the cul-de-sac of Moore Lane (N.W. side) and running N. 63-18 W., 552.91 feet; thence N. 24-25 E., 279.63 feet; thence N. 04-50 W. 46.94 feet; thence S. 67-27 E., 614.52 feet; thence S. 26-42 W., 249.54 feet to a point on the said cul-de-sac; thence N. 86-16 W., 39.01 feet; thence S. 48-44 W., 37.52 feet to the point of beginning, all being approximately 4.36 acres according to the said plat.

DERIVATION: This is the same property conveyed to the mortgagors herein by deed from T. C. Threatt, Inc., dated March 20, 1979, recorded in the R. M. C. Office of Greenville County in Deed Book 1099 at Page 81, recorded on March 23, 1979.

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Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging 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 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.

THEY 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.

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