

MORTGAGE OF REAL ESTATE GREENVILLE CO. S.C.

Amount Financed \$5428.60

BOOK 1530 PAGE 843

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

FILED
JAN 23 3 51 PM '81
DONNIE S. TANKERSLEY
R.H.C.

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

WHEREAS, We Patrick L. Ramsey and Vicki C. Ramsey

(hereinafter referred to as Mortgagor) is well and truly indebted unto Teraplan Inc. of South Carolina
1421-B Laurens Road

(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 Seven Thousand seven hundred ninety four and forty nine cents (\$7794.49)

Dollars (\$ 7794.49) due and payable

in forty eight installments one installment of one hundred eighty dollars and forty nine cents (\$180.49) and forty seven installments of one hundred sixty two dollars and no cents (\$162.00) commencing on the 3rd day of March 1981.

with interest thereon from 1-26-81 at the rate of 18.88 per centum per annum, to be paid:

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, the Mortgagee's heirs, successors and assigns:

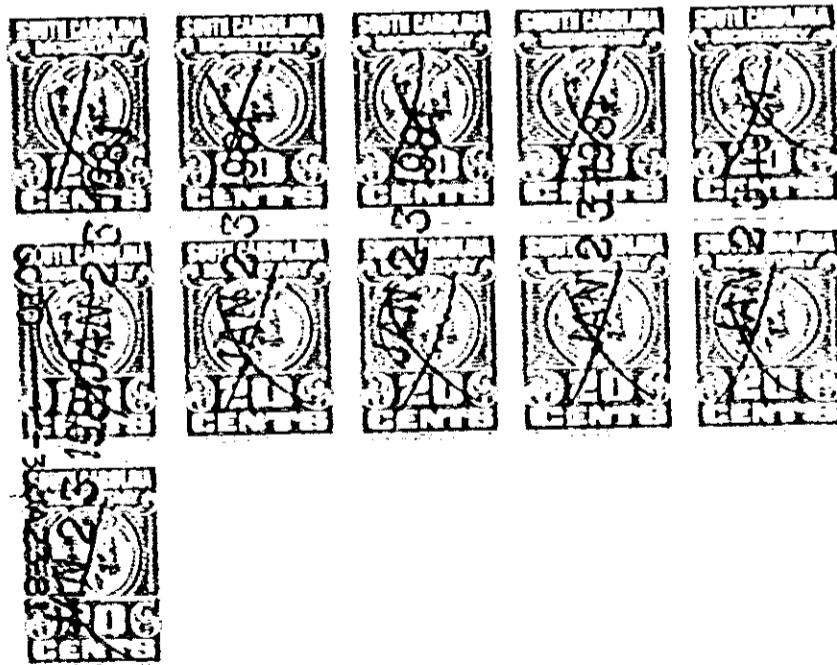
"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, shown as Lot 128 on property of Sans Souci Housing, Inc., recorded in Plat Book X at page 61 and having such courses and distances as will appear by reference to said plat.

The above conveyance is subject to all rights of way, easements and protective covenants affecting same appearing upon the public records of Greenville County.

Being the same property conveyed to the grantors herein by deed of Jesse L. Hartley, dated February 24, 1977, recorded February 25, 1977 in the RMC Office for Greenville County, in Deed Volume 1051 at page 682.

As a portion of the consideration herein the grantees assume and agree to pay the balance on that certain note and mortgage to Collateral Investment Company in the principal amount of \$17,900.00 said mortgage being recorded in the RMC Office for Greenville County, South Carolina, on February 25, 1977, in Mortgage Book 1390, at Page 220. The balance for assumption is \$17,875.00.

Grantor: Larry W. Hurley and Beverly A. Hurley Date: 2/24/77



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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 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.

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