

MORTGAGEES' ADDRESS: 408 Pine Knoll Drive
Greenville, S.C. 29609

BOOK 1538 PAGE 471

STATE OF SOUTH CAROLINA } FILED
COUNTY OF GREENVILLE } R.M.C. CO. S.C.

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

APR 16 1 10 PM '81

PURCHASE MONEY MORTGAGE

WHEREAS, ^{DONNIE S. JANKERSLEY} ROBERT W. MOUNCE AND NELL E. MOUNCE

(hereinafter referred to as Mortgagor) is well and truly indebted unto HERMAN M. HUNGER AND LAURA C. HUNGER

(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

FORTY THREE THOUSAND FIVE HUNDRED AND NO/100 ----- Dollars (\$ 43,500.00) due and payable

in 240 equal monthly installments of \$391.39 beginning May 15, 1981 and a like amount on the 15th day of each month thereafter until paid in full. (20 years)

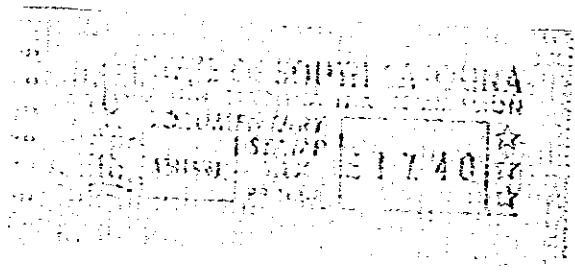
with interest thereon from _____ date at the rate of Nine (9%) per centum per annum, to be paid: monthly

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 the improvements thereon, situate on the east side of Pine Knoll Drive, near the City of Greenville, in the County of Greenville, State of South Carolina, being shown on a plat by Freeland and Associates, R.L.S., dated April 15, 1981 entitled "Property of Robert W. Mounce and Nell E. Mounce", which plat is recorded in Plat Book 8m at Page 95, R.M.C. Office for Greenville County, S.C. and having such metes and bounds as will appear by reference to said plat.

This is the same property conveyed to the mortgagors by deed of mortgagees dated April 15, 1981 and is given to secure a portion of the purchase price.



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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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