

LONG, BLACK & GASTON

MORTGAGE

This form is used in connection with mortgages insured under the one- to four-family provisions of the National Housing Act.

STATE OF SOUTH CAROLINA, COUNTY OF GREENVILLE

THIS MORTGAGE IS BEING RE-RECORDED TO CORRECT AN ERROR IN THE METES AND BOUNDS.

TO ALL WHOM THESE PRESENTS MAY CONCERN: JERRY N. MARSH

BOOK 1506 PAGE 996

GREENVILLE, SOUTH CAROLINA

of hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto THE KISSELL COMPANY

organized and existing under the laws of The State of Ohio, hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Sixty Thousand Nine Hundred Dollars and no/100 Dollars (\$ 60,900.00 ),

with interest from date at the rate of Sixteen and one-half per centum ( 16.50 %) per annum until paid, said principal and interest being payable at the office of THE KISSELL COMPANY 30 Warder Street in Springfield, Ohio 35501 or at such other place as the holder of the note may designate in writing, in monthly installments of Eight Hundred Forty Four Dollars and 07/100 Dollars (\$ 844.07 ), commencing on the first day of April, 19 82, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of March, 2012

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) 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, the following-described real estate situated in the County of Greenville State of South Carolina:

ALL that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being shown as a part of Lot 22 and a part of Lot 23 on plat of Columbia Investment Company, recorded in the R.M.C. Office for Greenville County in Plat Book KKK, Page 73, and also being shown as part of Lot No. 22 and part of Lot No. 23, on plat of Jerry N. Marsh, prepared by Freeland and Associates, dated February 24, 1982, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at a nail and cap in the center of Old Taylors Bridge Road, which nail and cap is located approximately 50.02 feet, more or less from the intersection of Jonquil Lane and running thence along the center of Old Taylors Bridge Road, N, 31-52 W. 45.98 feet to a nail and cap; thence continuing along Old Taylors Bridge Road N, 20-00 W. 59.70 feet to a nail and cap in the center of Old Taylors Bridge Road; thence running N, 48-06 E. 93.0 feet to an iron pin; thence running N, 52-12 E. 17.89 feet to an iron pin; thence running S, 25-06 E. 61.66 feet to an iron pin; thence running S. 41-52 E. 12.13 feet to an iron pin; thence running S, 48-08 W. 66.27 feet to an iron pin; thence running S, 21-30 W. 63-82 feet to a nail and cap in the center of Old Taylors Bridge Road, being the point of BEGINNING.

THIS is a portion of the property conveyed to the Mortgagor herein by deed of Jay Aaron Stubblefield rec. 6-16-1980, in Book 1127 at p.537. Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever. The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor covenants and agrees as follows: 1. That he will promptly pay the principal of an interest on the indebtedness evidenced by the said note, at the times and in the manner herein provided. Privilege is reserved to pay the debt in whole, or in an amount equal to one or more monthly payments on the principal that are next due on the note, on the first day of any month prior to maturity; provided, however, that written notice of an intention to exercise such privilege is given at least thirty (30) days prior to prepayment.

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