

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

RECORDED  
S. C. MORTGAGE OF REAL ESTATE  
ALL WHOM THESE PRESENTS MAY CONCERN:  
SLEY

WHEREAS, Rupert H. Muana and Donna A. Muana

(hereinafter referred to as Mortgagor) is well and truly indebted unto

Albert O. Matlock

(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

-Fifty-two thousand nine hundred fifty- Dollars (\$ 52,950.00 ) due and payable  
(same as shown on note)

with interest thereon from at the rate of 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, its successors and assigns:

All that certain piece parcel or lot of land, with all improvements there on, situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot 95, Winding Way, Peppertree Subdivision, Section No. 3, as shown on a plat recorded in Plat Book 4X at page 4, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin located on the Southern side of the right-of-way of Winding Way, a joint corner of Lots 96 and 95; thence along said right-of-way N82-37E 75 feet to an iron pin; thence N86-29E 10 feet to an iron pin; thence S5-16E 100 feet to an iron pin; thence S75-06W 67.6 feet to an iron pin; thence N11-32W 160 feet to an iron pin, the point of beginning.

STATE OF SOUTH CAROLINA  
DOCUMENTARY  
STAMP  
21.70

This is the same property conveyed to the mortgor by deed of Albert O. Matlock Recorded June 16, 1982.

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2 JUN 16 1982  
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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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