

FILED
TO ALL WHOM THESE PRESENTS MAY CONCERN
GREENVILLE

WHEREAS, Cliff Jones and Gail Jones

hereinafter referred to as Mortgagor, is well and truly indebted unto ^{JUN 1984} Don Moore Co., Realtors
501 E. North St Greenville, SC 29601

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 One Thousand Five Hundred

Dollars \$ 1,500.00 due and payable in monthly installments of One Hundred Twenty-Five Dollars (\$125.00). Said installments due the 15th day of each month beginning in the month of February, 1984.

with interest thereon from date at the rate of 0 per centum per annum, to be paid: January 15, 1985

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

ALL that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being designated as Lot No. 2 on the Western side of U.S. Highway 29 (Piedmont Highway) as shown on a plat of the Property of Maggie Mae Lampe (Cancedo) recorded in the RMC Office for Greenville County in Plat Book II, Page 183 and having according to a more recent survey entitled "Property of Henry Nieves Acevedo and Rosa M. Quijano prepared by Freeland and Associates on March 2, 1982 and recorded in the RMC Office for Greenville County in Plat Book 8-Y, Page 19, the following metes and bounds to-wit:

BEGINNING at an iron pin on the Western side of U.S. Highway 29 (Piedmont Highway) at the joint front corner of Lots 1 and 2 and running thence along the Western side of U.S. Highway 29, S. 0-08 E. 74.8 feet to an iron pin; thence along the common line of Lots 2 and 3 S. 84-56 W., 191.7 feet to an iron pin; thence along the rear of Lot 2 N. 21-20 W., 80.93 feet to an iron pin; thence along the common line of Lots 1 and 2 N. 85-45 E., 220.83 feet to an iron pin on the Western side of U.S. Highway 29, being the point of beginning.

This is the same property conveyed to the Grantors herein by the Deed of Henry Nieves Acevedo and Rosa M. Quijano, said Deed being recorded in the RMC Office for Greenville County in Deed Book at Page recorded on February , 1984.

This mortgage is a second mortgage junior to that given by Henry Nieves Acevedo and Rosa M. Quijano to First Federal Savings and Loan Association, said mortgage being recorded in the RMC Office for Greenville County in Mortgage Book 1565 at Page 32.

STATE OF SOUTH CAROLINA
DOCUMENTARY
FEB-788 STAMP
TAX \$ 00.60

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all 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.

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.

4328-11-2