

Mail to Mortgagees Address: *Charles A. Mies, Jr. 850 S. Pleasantburg, Greenville, S.C. 29607* EDWARDS, DUGGAN & REESE

STATE OF SOUTH CAROLINA PURCHASE MONEY Attorneys-at-Law
COUNTY OF Greenville CO. S. C. MORTGAGE OF REAL ESTATE P.O. Box 126
Greer, S.C. 29651

ALL WHOM THESE PRESENTS MAY CONCERN: BOOK 80 PAGE 1189

WHEREAS, THOMAS F. HUBER and MARY SUSAN B. HUBER, BOOK 1568 PAGE 754

hereinafter referred to as Mortgagor) is well and truly indebted unto CHARLES A. MIES, JR. and MARY LEE MIES LANFORD,

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

Twenty Thousand and no/100ths Dollars (\$ 20,000.00) due and payable in 59 consecutive monthly installments of \$240.04 each beginning 30 days from date and full balance due 5 years from date. Payments shall be applied first to principal and balance to interest.

with interest thereon from date at the rate of 12.00 per centum per annum, to be paid: monthly as aforesaid

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) 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

MAY 10 1983
"ALL that certain piece, parcel or lot of land, with all improvements thereon, of hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Chick Springs Township, containing one acre, more or less, according to a plat entitled, "Plat of Lot of Nannie T. Dickens and Joe Neva Turner", dated September 5, 1956 and recorded in Plat Book LL, at page 101 and also being described in accordance with the more recent plat dated April 16, 1982 entitled, "Property of Thomas F. & Mary Susan B. Huber", prepared by Kermit T. Gould, Surveyor, a copy of which is to be recorded herewith. The subject property is located on the southerly edge of Turner Circle.

THIS is the identical property conveyed to the Mortgagors by deed of the Mortgagees to be recorded of even date herewith and this mortgage is being given to secure a portion of the purchase price of the within described property.

THIS mortgage is second and junior in lien to that certain mortgage to Citizens Building and Loan Association from Thomas F. Huber and Mary Susan B. Huber in the original amount of \$20,000.00 to be recorded of even date herewith.

It is agreed that in the event the Mortgagors default on the first mortgage, this mortgage shall become immediately due and payable.

It is further agreed that any payment not received within fifteen days shall be subject to late payment penalty of 5% of the

WITNESS: *John D. Lane*
GRENVILLE, S.C. *W. Calvin Reese*
MAY 10 1983
PAID IN FULL THIS 10th day of May, 1983
200 3 37211A01

