

PURCHASE MONEY Mortgagee's address: Box 119 JacksonGrove Rd. Travelers Rest, S.C. 29690

MORTGAGE OF REAL ESTATE—Offices of Leatherwood Walker, Todd & Mann, Attorneys at Law, Greenville, S. C. GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

OCT 31 4 32 PM '77

PURCHASE MONEY  
MORTGAGE OF REAL ESTATE

DONNIE S. TANKERSLEY  
R.H.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

BOOK 1414 PAGE 413

WHEREAS, GLADYS S. MERRITT

(hereinafter referred to as Mortgagor) is well and truly indebted unto MILDRED S. CENTER

(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

Seven Thousand Nine Hundred and no/100----- Dollars (\$ 7,900.00 ) due and payable in monthly installments of \$100.00 each to be applied first to interest on the unpaid principal balance at the rate of 9 percent per annum and then to principal, said monthly payments due beginning on the first day of December, 1977 and continuing on the first day of each month thereafter until November 1, 1987 at which time any remaining unpaid principal balance and accrued interest thereon shall be due and payable in full.  
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:

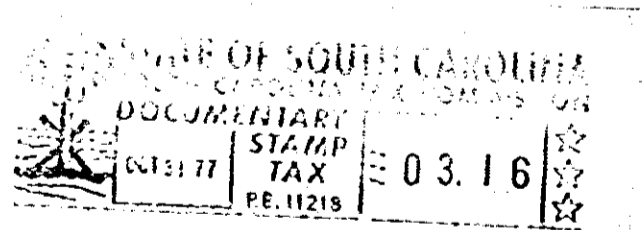
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, the Mortgagee's heirs, 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 Greenville, on the eastern side of Walker Road containing 4.0 acres and having the following metes and bounds according to plat entitled "Property of Mildred S. Center" dated May 15, 1975, revised October 19, 1977 by Campbell and Clarkson Surveyors, Inc.:

BEGINNING at a point in the center of Walker Road, which point is located approximately 592.17 feet north of the intersection of Jackson Grove Road and Walker Road and running thence with the center line of Walker Road N. 14-02 W. 180.3 feet to a point; thence N. 13-27 W. 77 feet to a point; thence leaving Walker Road and running S. 88-34 E. 741.1 feet to a point; thence S. 305 W. 250 feet to a point; thence N. 88-25 W. 666.07 feet to the point of beginning. This is the same property conveyed to the mortgagor herein by deed of Mildred S. Center dated October 31, 1977 to be recorded.

This mortgage secures a note representing a portion of the purchase price owed by the mortgagor to the mortgagee for the above described property.

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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 is 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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