FILED GREENVILLE CO. S. C. STATE OF SOUTH CAROLINA

PURCHASE MONEY MORTGAGE

MORTGAGE OF REAL ESTATE BOOK 1090 PAGE 481

COUNTY OF GREENVILLE APR 24 2 50 PM 1968

OLLIE I SAGNORTH

R. H.C.

WHEREAS, Walter S. Griffin and R. E. Houston, Jr.

after referred to as Mortgager) is well and truly indebted un to Botany Woods, Inc.

ir referred to as Mortgages) as evidenced by the Mortgagar's promissory note of even date here: incorporated herein by reference, in the sum of __Seven Thousand, Five Hundred and No/100______ ----- due and payable (\$7,500.00 --)

on or before April 23, 1969

with interest thereon from date at the rate of Six (6%)per centum per annum, to be paid: annually

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 Mortgages 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 Mortgager 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 Mortgages, its successors and assians:

All that piece, parcel or tract of land situate, lying and being in Butler Township, Greenville County, State of South Carolina on the southwestern side of S. C. Highway No. I-385 and containing 1.23 acres as shown on plat of property of grantor recorded in the R.M.C. Office for Greenville County in Plat Book ZZ at Page 123, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the southwest side of S. C. Highway No. I-385 at the corner of property now or formerly owned by J. E. Watson and running thence S. 48-00 W. 189.7 feet to an iron pin; thence running S. 46-03 E. 339.6 feet to an iron pin; thence N. 49-50 E. 117.8 feet to an iron pin; thence along the right of way of said highway N. 33-42 W. 352.8 feet to the point of beginning.

This purchase money mortgage is given by the mortgagors to secure the balance due on the purchase price of the same identical property conveyed by the mortgagee to the mortgagors by deed to be recorded this date.

Together with all and singular rights, members, herditaments, 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 thereform, 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.

Paid and satisfied The 21 st. day of Mar. 1967. There. Bayard. I reaples satisfied and cancelled of RECORD DAY OF and the production of the second seco R. M. C. FOR GLOSEN VIAZ COURTY, S. C. AT 1: OCLOGE ? M. NO.