

Mail to: *Greer, S.C. 29652*

ASSIGNEES ADDRESS:

STATE OF SOUTH CAROLINA

GREENVILLE CO. S.C.

PURCHASE MONEY MORTGAGE OF REAL ESTATE

P.O. Box 240

Greer, S.C., 29652

COUNTY OF GREENVILLE & 11 21 AM '81
COUNTY OF SPARTANBURG

DONNIE S. TANKERSLEY
R.M.C.

ALL WHOM THESE PRESENTS MAY CONCERN:

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WHEREAS, CHURCH OF GOD OF PROPHECY at Greer, S. C. (BY ITS TRUSTEES)

(hereinafter referred to as Mortgagor) is well and truly indebted unto SUSAN B. SMITH

(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

TWELVE THOUSAND AND NO/100ths Dollars (\$ 12,000.00), due and payable in monthly installments of \$172.20, beginning thirty days from date and continuing until paid in full. Payments shall be applied first to interest balance to principal.

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

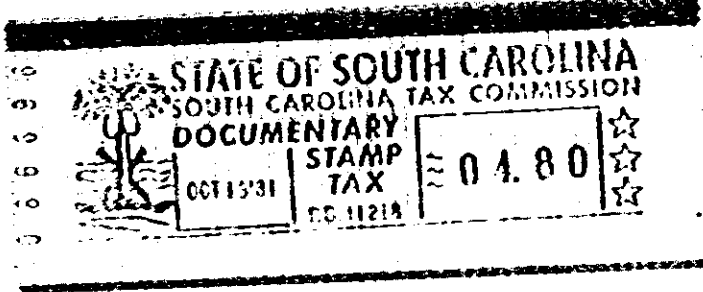
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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) 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 GREENVILLE and a small portion in Spartanburg County, being shown and designated as Lot Number 20 on a plat of FOREST HILLS, a development by the Greer Community Post of the American Legion, Post #115, prepared by J. Q. Bruce, R. S., dated October, 1955 and recorded in Plat Book VV at page 59 in the RMC Office for Greenville County and having such metes and bounds as appear by reference to said plat.

THIS is the identical property conveyed to the Mortgagor by the Mortgagee to be recorded of even date herewith and this mortgage is being given to secure a portion of the purchase price of said property.

This mortgage is second and junior in lien to that certain mortgage executed by the mortgagor to Greer Federal Savings & Loan Association to be recorded of even date herewith.



ASSIGNMENT:

FOR VALUE RECEIVED, the undersigned mortgagee, Susan B. Smith, does hereby assign and set over unto A. G. Burnett and Mattie L. Burnett, P. O. Box 240, Greer, S. C., 29652, the within mortgage and the note which it secures, without recourse.

WITNESS my hand and seal this 12th day of October, 1981.

A. G. Burnett
Mattie L. Burnett

Susan B. Smith (SEAL)

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.

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