

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE S.C.
MAY 6 10 52 AM '83
DONNIE S. TANNERSLEY
R.M.C.

PURCHASE MONEY MORTGAGE

BOOK 1605 PAGE 689

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, A. J. Garrett, Jr.

(hereinafter referred to as Mortgagor) is well and truly indebted unto S. Bruce Campbell and Myrtle W. Campbell

(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

Four Thousand One Hundred Fifty and NO/100- - - - - Dollars (\$ 4,150.00) due and payable in equal monthly installments of One Hundred (\$100.00) Dollars each, commencing on 28th day of May, 1983, and on the 28th day of each and every month thereafter, until paid in full,

with interest thereon from date at the rate of N/A per centum per annum, to be paid: N/A

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 Mortgagee 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, on the eastern side of Curtis Road, and being the southern portion of Lot No. 7, Revision of Lots of Mrs. Farley H. Jones, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the corner of the intersection of Curtis Road and Cornell Court Extension, and running thence with the eastern side of Curtis Road, N. 0-13 W. 75 feet, more or less, to a point; thence, a new line, S. 64-16 E. 116 feet, approximately, parallel to Cornell Court Extension, to a point in the line of Lot No. 6; thence with the line of Lot No. 6, S. 25-44 W. 75 feet, more or less, to an iron pin in the northern side of Cornell Court Extension; thence with the northern side of Cornell Court Extension, N. 64-16 W. 75 feet to the point of beginning.

This is the same property conveyed to A. J. Garrett, Jr. by S. Bruce Campbell and Myrtle W. Campbell by deed recorded in the R.M.C. Office for Greenville County South Carolina in Deed Book 1127, at Page 301, on May 6, 1983

STATE OF SOUTH CAROLINA
DOCUMENTARY TAX COMMISSION
STAMP
TAX
\$01.68

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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 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.