

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED PURCHASE MONEY
GREENVILLE CO. S. C. MORTGAGE OF REAL ESTATE
MAY 2 3 54 PM '79
TO ALL WHOM THESE PRESENTS MAY CONCERN:
DONNIE S. TANKERSLEY
R.M.C.

VOL 1465 PAGE 149

WHEREAS, JUDITH F. CROWDER

(hereinafter referred to as Mortgagor) is well and truly indebted unto WADE ARTHUR BUCHANAN,
Box #3, Lingle, Wyoming

(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 Two Hundred Fifty and 00/100 -----
Dollars (\$ 20,250.00) due and payable

in monthly installments of \$235.00 each beginning June 1, 1979, and continuing on the first day of each month thereafter until paid in full. Said payments shall be applied first to interest, balance to principal. Mortgagors shall have privilege of anticipation without penalty.

with interest thereon from date at the rate of 9 1/2% per centum per annum, to be paid monthly as aforesaid.

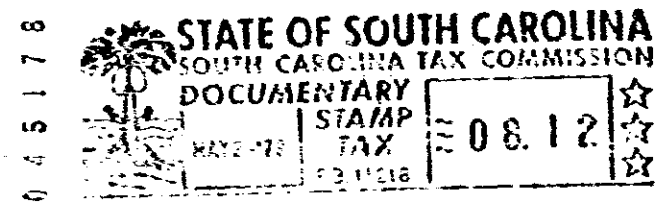
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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, in the City of Greer, lying on the West side of Hilton Street, being known and designated as lot number One (1), on plat of the Mary E. Greene Property, made by W. A. Christopher, dated May 5, 1925, and having the following courses and distances, to wit:

BEGINNING at an iron pin on the west side of Hilton Street, corner of E. T. Crain property, and runs thence N. 80 W., 320 feet to iron pin; thence S. 4-10 E., 62.5 feet to iron pin; thence S. 79-30 E., 315 feet to an iron pin on the west side of Hilton Street, corner of George Crain's lot; thence along the West side Hilton Street, N. 8-15 E., 65 feet to the beginning corner.

This is the identical property conveyed to the mortgagor by deed of Wade Arthur Buchanan to be recorded herewith and this mortgage is given to secure a portion of the purchase price of the subject 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 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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