

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PURCHASE MONEY MORTGAGE

1577 550

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, CLIFFORD WIERINGA and RESI WIERINGA

(hereinafter referred to as Mortgagor) is well and truly indebted unto ELAINE J. HUDSON

(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 Three Thousand Five Hundred and no/100ths _____ Dollars (\$3,500.00) due and payable

as set forth by note of mortgagors of even date

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

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, being located on Hellams Street, in the Town of Fountain Inn, and containing 0.99 acres, as shown on a survey prepared by Charles F. Webb RLS, dated July, 1982, and recorded in the RMC Office for Greenville County in Plat Book 9-E, at page 29; said survey being entitled "Survey for Theresia E. Wieringa-Lorig", and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin, in or near the center of Hellams Street, joint corner with property now or formerly of Wieringa, and running thence with the common line with said property, N. 49-52 W., 474.25 feet to an iron pin; thence turning and running S. 74-30 E., 423.49 feet to an iron pin, in or near Hellams Street; thence turning and running with the said Hellams Street, S. 5-34 W., 106.33 feet to an iron pin; thence S. 22-05 W., 93.51 feet to an old iron pin, the point of beginning.

THIS being the same property conveyed to the Mortgagors herein by deed of Mortgagee of even date, to be recorded herewith.

The purpose of this purchase money mortgage is to secure the major portion of the purchase price of the above described property.

RECORDED
INDEXED
MAY 10 1982
CLERK OF COURTS
GREENVILLE COUNTY, S.C.

210 2307 W 1082 017

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 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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