

RT 11 Davis
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STATE OF SOUTH CAROLINA
COUNTY OF Greenville

RECORDED
GREENVILLE CO. S.C.
17 11 17 1978

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, Noah Edgar Wood

(hereinafter referred to as Mortgagor) is well and truly indebted unto Lanny Carl Skelton

(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 Two Thousand Seven Hundred and NO/100

Dollars (\$ 2,700.00) due and payable

in accordance with the terms of note of even date herewith

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

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 known and designated as Lot No. 2 on a plat of property of S. W. McClain, by Jones Engineering Services, dated May 13, 1965, and recorded in the R.M.C. Office for Greenville County in Plat Book III, Page 140, and having according to said plat the following metes and bounds to wit:

BEGINNING at an iron pin on the northern side of Maxie Avenue at the joint front corner with lot No. 1 and running thence along the line of said lot N. 23-10 E. 232.5 feet to an iron pin; thence S. 75-21 E. 110 feet to an iron pin at the northeast corner of said lot; thence S. 20 W. 232.9 feet to an iron pin on the northern side of Maxie Avenue; thence S. 86-54 W. 24.7 feet to a point on said Avenue; thence N. 53-10 W. 25.3 feet to the point of beginning.

This is the same property conveyed to the mortgagor by deed of Lanny Carl Skelton recorded in the R.M.C. Office for Greenville county in Deed Book 1092, Page 204, on November 17th, 1978.

This is a purchase money mortgage.

RECEIVED
STATE TAX
FEB 1978
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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 all of 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 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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