

FILED
SEP 28 1983
Essex B. Tankersley

SECOND

MORTGAGE

BOOK 1527 PAGE 777

THIS MORTGAGE is made this 19th day of September 1983 between the Mortgagor, BRUCE BUFFORD and DIANE L. BUFFORD, (herein "Borrower"), and the Mortgagee, ~~XXXXXXXXXXXXXXXXXXXX~~ FLEET FINANCE, INC., a corporation organized and existing under the laws of SOUTH CAROLINA whose address is Mauldin Square, Mauldin, S. C. 29662 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of U.S. \$ 9,743.40 which indebtedness is evidenced by Borrower's note dated September 19, 1983 and extensions and renewals thereof (herein "Note"), providing for monthly installments of principal and interest, with the balance of indebtedness, if not sooner paid, due and payable on September 23, 1988;

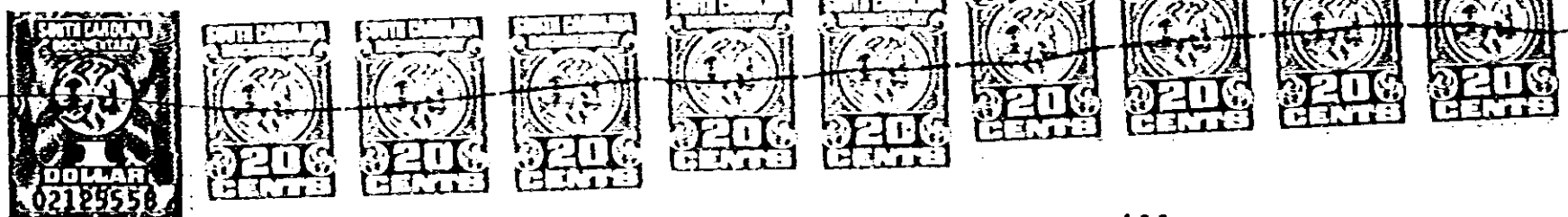
TO SECURE to Lender the repayment of the indebtedness evidenced by the Note, with interest thereon; the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage; and the performance of the covenants and agreements of Borrower herein contained, Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of GREENVILLE State of South Carolina:

ALL that certain piece, parcel or lot of land located in the County of Greenville, State of South Carolina, lying and being on the Eastern side of Vedado Lane, being known and designated as LOT NO. 38 on a plat of Vardry-Vale, Section 2, said plat recorded in the RMC Office for Greenville County in Plat Book WWW at Page 53, and being described according to a more recent plat entitled "Property of Bruce Bufford and Diane L. Bufford," by Freeland & Associates dated May 30, 1977, as follows:

BEGINNING at an iron pin on the Eastern side of Vedado Lane at the joint front corner of Lots 37 and 38 and running thence with line of Lot 37, S. 56-01 E., 160 feet to an iron pin; thence S. 18-49 W., 80 feet to an iron pin at the rear of Lot 39; thence with the line of Lot 39, N. 56-47 W., 172.3 feet to an iron pin on the eastern side of Vedado Lane; thence with Vedado Lane N. 27-45 E., 80 feet to an iron pin at the point of BEGINNING.

This being the same property conveyed to the mortgagors herein by deed of B. M. Bishop, dated June 1, 1977 and recorded in the RMC Office for Greenville County in Book 1057, at Page 850.

This mortgage is junior in lien to that indebtedness to Collateral Investment Company, dated June 2, 1977 in the original amount of \$19,850.00, and recorded in the RMC Office for Greenville County in Book 1399, at Page 790.



which has the address of 11 Vedado Lane Greenville

South Carolina 29611 there (Zip Code)

TO HAVE AND TO HOLD unto Lender and Lender's successors and assigns all improvements now or hereafter erected on the property, and all other improvements now or hereafter erected on the property, and the said property (or the leasehold estate if this Mortgage is in a leasehold) are hereinafter referred to as the "Property."

Borrower covenants that Borrower is lawfully seised of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, and that the Property is unencumbered, except for encumbrances of record. Borrower covenants that Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to encumbrances of record.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. Payment of Principal and Interest. Borrower shall promptly pay when due the principal and interest indebtedness evidenced by the Note and late charges as provided in the Note.
2. Funds for Taxes and Insurance. Subject to applicable law or a written waiver by Lender, Borrower shall pay to Lender on the day monthly payments of principal and interest are payable under the Note, until the Note is paid in full, a sum (herein "Funds") equal to one-twelfth of the yearly taxes and assessments (including condominium and

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