

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
RECORDED
APR 14 9 40 AM 1966

PURCHASE MONEY MORTGAGE
MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

BOOK 1028 PAGE 147

WHEREAS, I, Roscoe L. Powers,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Joseph L. Greene

(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 Fourteen Thousand Six Hundred Sixty-six and 67/100----- Dollars (\$14,666.67) due and payable

\$96.80 per month, applied first to interest; balance to principal, with the first payment due on the 13th day of May, 1966, and remaining payments due on the 13th day of each month thereafter; with right to anticipate payment of principal in any amounts, at any time without penalty with interest thereon from date at the rate of five per centum per annum, to be paid: monthly

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, City of Greenville, at the western intersection of Buncombe Street and Butler Avenue and being more fully described according to a plat entitled Property of J. Lee Greene Est., March 30, 1966, by R. B. Bruce which is to be recorded and has according to said plat the following metes and bounds, to wit:

BEGINNING at a point on the southern side of Buncombe Street, 121.3 feet from the intersection of Butler Avenue and Buncombe Street and running thence S. 50-56 W. 166.8 feet to a point; thence running S. 47-21 E. 200.3 feet to a point on the western side of Butler Avenue; thence running along Butler Avenue N. 19-50 E. 149.5 feet to a point at the intersection of Butler Avenue and Buncombe Street; thence running along Buncombe Street N. 34-28 W. 121.3 feet to the point of beginning.

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.

SATISFIED AND CANCELLED OF RECORD
26th DAY OF Sept 19 77
Dorrie S. Sankert
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 2:24 O'CLOCK P. M. NO. 10363

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 68 PAGE 882