

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, John L. Duncan

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Henry C. Hardin

(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 Fifty-Eight and 28/100

DOLLARS (\$ 3058.28),

with interest thereon from date at the rate of five per centum per annum, said principal and interest to be repaid: \$20.00 on March 15, 1955 and a like payment of \$20.00 on the 15th day of each month thereafter until paid in full, said payments to be applied first to interest and then to principal with interest thereon from date at the rate of 5% per annum.

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 pursuant to the covenants herein and also in consideration of the further sum of Three (\$3.00) Dollars 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, his heirs, 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 Chick Springs Township, being known and designated as lot 4 as shown on a plat of the subdivision of Buckhorn Village, being more particularly described according to a survey prepared by C. C. Jones, Eng., February 8, 1955, as follows:

"BEGINNING AT AN iron pin in the Western side of Harding Drive which pin is 284.4 feet South of the intersection of Harding Drive and Buckhorn Road and is the joint front corner of lots 3 and 4, and running thence with the joint line of said lots, S. 72-30 W. 165 feet to an iron pin; thence S. 17-30 E. 80 feet to an iron pin, rear corner of lot 5; thence with the line of said lot, N. 72-30 E. 165 feet to an iron pin in the Western side of Harding Drive; thence with said Drive, N. 17-30 W. 80 feet to the point of beginning."

Being the same premises conveyed to the mortgagor by the mortgagee by deed to be recorded.

It is understood and agreed that this mortgage is junior in lien to a mortgage held by Independent Life & Accident Insurance Company in the original sum of \$4900.00.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and any other equipment or 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.