

MORTGAGE OF REAL ESTATE—Offices of Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA

SECOND MORTGAGE

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

OLLIE FARNSWORTH

R. M. C. TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Earle M. Lineberger

(hereinafter referred to as Mortgagor) is well and truly indebted unto **Ro-Gen Corporation**(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 **One Thousand, One Hundred and No/100-** - - - - -

Dollars (\$ 1,100.00) due and payable

upon closing the sale of the house being constructed by the borrower on Lot 19, Swinton Drive, Windsor Park Subdivision, Mauldin, South Carolina, but in no event later than one (1) year from date hereof;

with interest thereon from **date** at the rate of **six** per centum per annum, to be paid: **at maturity**

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**, on the eastern side of **Swinton Drive**, being shown and designated as **Lot 19** on plat of **Windsor Park** recorded in the **R. M. C. Office for Greenville County in Plat Book RR at page 25** and having, according to a plat entitled "**Property of Earle M. Lineberger**" by **C. C. Jones** dated **July 11, 1967**, the following metes and bounds, to-wit:Beginning at an iron pin on the eastern side of **Swinton Drive** at the joint front corner of **Lots 19 and 20** and running thence **S. 77-09 E. 205.6 feet** to an iron pin; thence **S. 12-45 W. 78 feet** to an iron pin at the corner of **Lot 18**; thence **S. 89-30 W. 172.4 feet** to an iron pin on the eastern side of **Swinton Drive**; thence along **Swinton Drive N. 15-08 W. 41.7 feet** to an iron pin; thence **N. 0-53 W. 76.3 feet** to an iron pin at the point of beginning.This mortgage is junior in lien to that certain mortgage given by the mortgagor herein to **Cameron-Brown Company** of even date herewith in the principal sum of **\$10,500.00**.

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 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.

Paid in full and fully satisfied this 23rd day of September 1968.

*Ro-Gen Corporation
Harold F. Gallivan Vice President
Margavan Moose Secretary*

*In the presence of:
Mary F. Cromer
Elizabeth G. Johnson*

SATISFIED AND CANCELLED OF RECORD

*24 DAY OF Sept. 1968**Ollie Farnsworth*

R. M. C. FOR GREENVILLE COUNTY, S. C.

AT *9:35* O'CLOCK *A* M. NO. *7429*