

MORTGAGE OF REAL ESTATE—Offices of Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

OLLIE FARNSWORTH  
R. M. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Kenneth B. Eberhardt

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

WHEREAS, the Mortgagor is well and truly indebted unto James A. Sweatt

(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 and no/100-----DOLLARS (\$2,000.00 ),  
with interest thereon from <sup>maturity</sup> date at the rate of 8 per centum per annum, said principal and interest to be repaid: One year from date

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, Greenville, situate on the southern side of Portsmouth Drive, being shown as lot no. 10 on plat of Section 2 of Richmond Hills Subdivision prepared by Carolina Engineering Service dated April 20, 1965 and recorded in Plat Book JJJ at Page 81 in the R.M.C. Office for Greenville County and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Portsmouth Drive at the joint front corner of lot 10 and lot 11 and running thence with the line of lot 11 S. 16-26 E. 150 feet to an iron pin at the joint rear corner of lot 10 and 11; thence S. 28-34 W. 150 feet to an iron pin; thence N. 80-30 W. 97.4 feet to an iron pin at the joint rear corner of lot 9 and lot 10; thence with the line of lot 9 in a northerly direction to an iron pin on the southern side of Portsmouth Drive at the joint front corner of lot 9 and lot 10; thence with said Drive N. 52-54 E. 70 feet to the point of beginning.

This is the same property conveyed to the mortgagor by deed of James A. Sweatt to be recorded herewith.

It is understood and agreed that the lien of this mortgage is junior to the lien of the mortgage held by Security Federal Savings and Loan Association of Greenville dated May 7, 1970.

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.

*This mortgage satisfied this date, July 15, 1970.*

*James A. Sweatt*

*Witnessed Donald Lee Hunt*

*James E. Ward*

SATISFIED AND CANCELLED OF RECORD

16 DAY OF July 1970

*Ollie Farnsworth*

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

AT 2:59 O'CLOCK P. M. NO. 1305