

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

GREENVILLE, S.C.  
SEP 21 9 30 AM '72  
ELIZABETH RIDDLE  
R.M.C.

MORTGAGE OF REAL ESTATE

BOOK 1250 PAGE 239

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Harry Grant,  
of the County of Greenville, State of South Carolina, ----- Send Greeting:

WHEREAS I, the said Harry Grant

(hereinafter referred to as Mortgagor) is well and truly indebted unto Charles H. Chreitzberg

(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 seven hundred and ----- Dollars (\$1,700.00) due and payable

with interest thereon from date at the rate of 7 per centum per annum, to be paid:

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, Oaklawn Township, County and State aforesaid, having the following metes and bounds, to wit:

Beginning at stake by R.O. on old Pelzer Road and running thence 49-25 E three hundred thirty (330) feet to iron pin; thence S 24-50 E one hundred thirty three (132) feet to iron pin in old road; thence old road N 24-25 W one hundred thirty two (132) feet to iron pin in old road; thence along old road N 24-25 W to the beginning corner, containing one (1) acres, more or less, and bounded by lands of Pelzer Mfg. Co, Julia Brock and others, and being the same property conveyed to Florian Jenkins by deed of record in the RMC Office for Greenville County in Book 933, Page 353.

Also:

All that piece, parcel or lot of land situate, lying and being in Oaklawn Township, State and County aforesaid, having the following metes and bounds, to wit:

Beginning at stake by R.O. on old Pelzer Road and running S 44-50 E two hundred nine and forty four-hundredths (209.44) feet to a stake in old road; thence N 46 E three hundred thirty (330) feet to iron pin; thence N 39 W two hundred seventy seven and twenty-hundredths (277.20) feet to an iron pin; thence S 46 W to a stake in old road; thence along old road, S 24-50 E eighty four and forty four-hundredths (84.44) feet to the beginning corner, containing two and twenty seven one-hundredths (2.27) acres, more or less, bounded by lands of J.A. McBreaty, Pelzer Mfg. Co. and others. This being the same property conveyed to Grantor and Ollie Jenkins by deed of record in the RMC Office for Greenville County in Deed Book 507, Page 353. The Deed to Florian Jenkins is recorded in Deed Book 933, Page 145 in said Office.

— This conveyance is made subject to all easements, restrictions and and rights-of-way which may affect the property hereinabove described.

Also:

All that piece, parcel or lot of land situate, lying and being in Williamston Township, Anderson County, South Carolina, having the following metes and bounds, to wit:

Beginning at stake on edge of Tripp Street and going S 23-15 W one hundred ninety one (191) feet to iron pin; thence S 23-15 W one hundred sixty one (161) feet to iron pin; thence N 87-45 W fifty (50) feet to iron pin; thence N 20-15 W one hundred fifty (150) feet to iron pin; thence S 87-45 E fifty (50) feet to iron pin; thence N 20-15 W one hundred fifty (150) feet to iron pin on Tripp Street; thence S 87-45 E fifty (50) feet to iron pin; thence S 87-45 E seventy four (74) feet to iron pin at beginning corner. The lots included are 28, 29, 42 & 43, containing fifty nine hundredths (.59) acres, more or less.

Together with all and singular rights, members, appurtenances, 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.