

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE CO. S. C. MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:  
JUL 24 3 37 PM '74  
DONNIE S. TANKERSLEY  
R.M.C.

WHEREAS, I, Harrison Rearden

(hereinafter referred to as Mortgagor) is well and truly indebted unto Dr. Charles T. Battle, His Heirs and Assigns,

(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

Dollars (\$2,000.00) due and payable

To be paid within Six (6) months from date.

with interest thereon from

at the rate of Seven 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

ALL that lot of land with the buildings and improvements thereon, situate on the East side of Old Augusta Road, near the City of Greenville, in Greenville County, S. C., being shown as Lot No. 8 on plat of property of J. H. Mauldin, made by C. C. Jones and Associates, August, 1955, recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book II, Page 197, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the East side of Old Augusta Road, at joint front corner of Lots 7 and 8, and runs thence along the line of Lot 7, S. 81-02 E. 151.6 feet to an iron pin; thence S. 8-58 W. 60 feet to an iron pin; thence with the line of Lot 9, N. 81-02 W. 140.8 feet to an iron pin on the East side of Old Augusta Road; thence along Old Augusta Road, N. 1-27 W. 60.6 feet to the beginning corner.

ALSO, all that lot of land in Greenville County, State of South Carolina, known and designated as Lot Number 2 on a Plat of property of Fred D. and Mamie W. Garrett, Harrison Rearden, Dr. W. F. Gibson, and Myrtle E. Pickens, as shown on a plat thereof made by C. O. Riddle, Surveyor, dated March, 1964, noted in Plat Book GGG at page 105, office of the R. M. C. for Greenville County, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of a private road at the joint corner of Lots 1 and 2 and running thence with the northeastern side of said road N. 51-14 W., 359.9 feet to an iron pin on the line of William Maxwell; thence with line of William Maxwell N. 23-55 E., 181.05 feet to an iron pin at the line of the Thompson property; thence with the Thompson property S. 51-14 E., 406.3 feet to an iron pin at the rear corner of Lot 1; thence with the line of Lot 1 S. 38-46 W., 175 feet to the beginning corner.

THIS is a Second Mortgage being Junior in Lien to a Mortgage to the Carolina Federal Savings & Loan Association; appearing in Mortgage Volume 1199, Page 391, with a present balance of \$13,000.00; and to a Mortgage to the C I T Financial Services; appearing in Mortgage Volume 1261, Page 545, with a pay off balance of \$3,800.00 until August 11, 1974.



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 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.

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