

FILED  
GREENVILLE CO. S. C.

JUL 26 3 48 PM '76

BOOK 1373 PAGE 655

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

DONNIE S. TANKERSLEY  
R.N.C.

MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, PAUL M. HARDING, JR. AND GLORIA J. HARDING

(hereinafter referred to as Mortgagor) is well and truly indebted unto W. E. HENDERSON

(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 THREE HUNDRED AND NO/100----- Dollars (\$ 1,300.00 ) due and payable  
In equal quarterly installments of Seventy-Five and No/100 (\$75.00) Dollars  
per quarter

with interest thereon from July 26, 1976 at the rate of 8 1/2 per centum per annum, to be paid: AS SET  
OUT ABOVE.

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 certain piece, parcel or lot of land, situate, lying and being in the County of Greenville, State of South Carolina, and being shown and designated as Lot No. 78 on a Plat of Sharon Park Extension made by C. C. Jones, Engineer, dated December, 1962 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the westerly side of Melody Drive at the joint front corner of Lots Nos. 77 and 78 and running thence S. 85-30 E. 165 feet to an iron pin; thence running N. 4-30 E. 80 feet to an iron pin; thence running along the common line of Lots Nos. 78 and 79 N. 85-30 W. 165 feet to an iron pin; thence running along said Melody Drive S. 4-30 W. 80 feet to an iron pin, the point of beginning.

Derviation: Deed Book 1013, Page 628.



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.

4328 RV-23