

Mortgagee's Address: Hilda H. McCuen

BOOK 1381 PAGE 876

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

FILED
GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

NOV 14 1976
DONNIE S. TANKERSLEY
R.H.C. MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Claudia B. Harbit

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

WHEREAS, the Mortgagor is well and truly indebted unto Hilda H. McCuen

(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 Five Thousand and No/100 ---

----- DOLLARS (\$ 5,000.00),

with interest thereon from date at the rate of eight per centum per annum, said principal and interest to be repaid: \$101.39 per month, including principal and interest, computed at the rate of 8 per cent per annum, the first payment being due December 10, 1976, and a like payment being due on the 10th day of each month thereafter for a total of five years.

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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:

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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 southern side of Hillcrest Drive, in the City of Greenville, and known and designated as Lot No. 3 of Block A of a subdivision known as Highland Terrace, plat of which is recorded in the RMC Office for Greenville County in Plat Book K at pages 120 through 122, and according to said plat has the following metes and bounds, to-wit:

BEGINNING at a point on the southern side of Hillcrest Drive, which point is 153.7 feet from the southwestern intersection of Hillcrest Drive and North Main Street, and running thence with Hillcrest Drive N. 66-30 W. 75 feet to the corner of Lots No. 3 and 4, thence running with said lots S. 23-30 W. 190 feet to an iron pin on an alley, running thence with the northeastern side of said alley S. 66-30 E. 75 feet to an iron pin corner of Lot No. 2, running thence N. 23-30 E. 190 feet to an iron pin, the point of beginning.

It is understood that this mortgage is junior in lien to a first mortgage to First Federal Savings and Loan Association in the amount of \$16,000.00 of even date, to be recorded herewith.

This is the same property conveyed to the mortgagor by deed of Hilda H. McCuen, formerly Hilda H. Carver, to be recorded herewith.

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.

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