

JOHN M. DILLARD, Attorney at Law, Greenville, S. C. 1963

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE } OLLIE FARNSWORTH

R. M. C.

## MORTGAGE OF REAL ESTATE

BOOK 927 PAGE 377

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, HENRY C. HARDING

(hereinafter referred to as Mortgagor) is well and truly indebted unto

CONTINENTAL INDUSTRIES, INC.

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date therewith, the terms of which are incorporated herein by reference, in the sum of

Five Thousand One Hundred Sixty-Five and no/100-----Dollars (\$ 5, 165. 00----) due and payable

on November 5, 1963

with interest thereon from ~~date~~ maturity at the rate of six per centum per annum, to be paid: quarterly

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 lot of land with improvements now or hereafter erected thereon situate on the eastern side of Melody Drive in Greenville County, South Carolina being shown and designated as Lot No. 76 on a Plat of an Extension of Sharon Park made by C. C. Jones, Civil Engineer, dated December, 1962, and recorded in the R. M. C. Office for Greenville County, S. C. in Plat Book CCC, Page 71, and having according to said Plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Melody Drive at the joint front corner of Lots Nos. 76 and 77, and running thence along the line of Lot No. 77, S. 85-30 E. 165 feet to an iron pin; thence S. 4-30 W. 71 feet to an iron pin; thence S. 89-49 W. 165.6 feet to an iron pin on the eastern side of Melody Drive; thence along the eastern side of Melody Drive, N. 4-30 E., 85 feet to an iron pin, the beginning corner.

Together with all and singular rights, members, hereditaments, 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 who may lawfully claim the same or any part thereof.

*Paid and satisfied in full  
This 20<sup>th</sup> day of March, 1964*

*Continental Industries, Inc.*

*By: John M. Dillard, Secretary*

*In the presence of:*

*Robert A. Day*

SATISFIED AND CANCELLED GREENVILLE

25 DAY OF March, 1964

Ollie Farnsworth

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

AT 4:53 O'CLOCK P. M. NO. 21177