

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

GR... FILED  
FEB 23 1982  
4 46 PM '82  
H.C. WEAVER SLEY

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

WHEREAS, I, MICHAEL D. GARDO,

(hereinafter referred to as Mortgagor) is well and truly indebted unto KATHRYN A. TAYLOR,

(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 ) due and payable

with interest thereon from date at the rate of Ten (10%) per centum per annum, to be paid: monthly in installments of Seventy-Five (\$75.00) Dollars each with payments applied first to interest and then to principal.

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, the Mortgagee's heirs, 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, Gantt Township, being known as and shown as Lot No. 34 on a plat of property entitled "Property of Albert Q. Taylor" near Greenville, South Carolina, May, 1946 and recorded in the R.M.C. Office for Greenville County in Plat Book P, at Page 49, and having according to the said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the north side of Branch Street, running thence 160.9 feet along the boundary of Lot 33 to an iron pin joint rear corner of Lots 33, 41, 40 and 34; thence 100.3 feet along the common border of Lot 40 to an iron pin joint rear corner of Lots numbered 40, 39, 34 and 33; thence 152.5 feet to an iron pin on the north side of Branch Street; thence along Branch Street 100 feet to the beginning.

*This being a portion of the property acquired by the grantor under the will of Albert G. Taylor appearing in the office of the Probate Court for Greenville County in Opt. 1203, file 24, and then by deed of Kathryn A. Taylor recorded February 23, 1982.*

This is a purchase money mortgage.

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY STAMP  
FEB 23 1982  
\$ 2.00

871  
FEB 23 1982

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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