

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

BOOK 1108 PAGE 613

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

NOV 8 3 14 PM 1968
OLLIE FARNSWORTH

WHEREAS, HENRY C. HARDING BUILDERS, INC.

(hereinafter referred to as Mortgagor) is well and truly indebted unto DAVID I. HOROWITZ

(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 Four Thousand Five Hundred and No/100----- Dollars (\$ 4,500.00) due and payable

90 days after date,

maturity with interest thereon from ~~date~~ at the rate of 7 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 piece, parcel or lot of land, with improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Greenville Township, on the Eastern side of Grove Street and being a portion of Lots 87 a and 88 a, of the property of Colonia Company as shown on plat thereof recorded in the RMC Office for Greenville County, S. C., in Plat Book G, page 112, and being more particularly described as follows:

BEGINNING at an iron pin on the Eastern side of Grove Street, joint rear corner of Lots 87 and 87a, which point is 200 feet from the Northwest corner of the intersection of Grove Street with Donnybrook Street, and running thence along the line of Grove Street, N. 44-02 W., 62.5 feet to an iron pin; thence N. 51-28 E. 134.7 feet, more or less to an iron pin in line of Lot No. 89a; thence along the line of said Lot 89a, S. 44-02 E., 51.6 feet, more or less, to an iron pin, joint rear corner of Lots 88, 89, 88a and 89a; thence along the rear line of Lots 88 and 89, S. 46-50 W., 134 feet to the beginning corner.

The above street as referred to in the above description is now known as Aladdin Street.

The above described property is the same conveyed to the Mortgagor by deed of R. A. Hudgens dated October 18, 1968, of public record.

Together with all and singular rights, members, herditaments, 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 whomsoever lawfully claiming the same or any part thereof.

Paid in full and satisfied this 11th day of Dec. 1968.

David I. Horowitz

Witness Wm D. Richardson

Joe B. Jones

SATISFIED AND CANCELLED OF RECORD
16 DAY OF Dec. 1968
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 11:56 AM A. NO. 14564