

GREENVILLE CO. S.C.

Mortgagee's Address:  
P. O. Box 476  
Mauldin, SC 29662

Feb 13 4 49 PM '79

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

WITNESSE S. TANKERSLEY  
R.M.C.

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: DR. GARY G. HARBIT and CLAUDIA B. HARBIT  
(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto G. SIDNEY GARRETT, FRANK S. LEAKE, JR. and J. CALVIN SUMMEY (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 THIRTY-SIX THOUSAND AND NO/100--

----- DOLLARS (\$ 36,000.00 ),  
with interest thereon from July 1, 1979 at the rate of eight per centum per annum, said principal and interest to be repaid: \$436.78 per month including principal and interest computed at the rate of 8% per annum on the unpaid balance, the first payment being due July 1, 1979 and a like payment being due on the first day of each month thereafter for a total of ten years,

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, on the southerly side of East Butler Road being shown as a tract containing 1.81 acres on a plat of the Property of Leake, Garrett & Summey, dated January 17, 1979 prepared by T. H. Walker, Jr., Registered Land Surveyor, recorded in Plat Book Z at page 22 in the RMC Office for Greenville County and having according to said plat the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the southerly side of East Butler Road, which iron pin is 980 feet more or less from Bethel Drive, and running thence with East Butler Road N 64-42 E 172 feet to an iron pin; thence S 28-10 E 383.92 feet to an iron pin in or near a branch; thence S 55-32 W 36.46 feet to an iron pin; thence S 41-00 E 65 feet to an iron pin; thence S 49-35 W 153.49 feet to an iron pin; thence N 28-10 W 492.46 feet to the point of beginning."

This is the same property conveyed to the mortgagors by deed of the mortgagees, to be recorded herewith.

This mortgage is junior in lien to a first mortgage to Home Savings & Loan Assn. of the Piedmont in the original amount of \$112,000.00, 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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