

WHEREAS, Bridget Guarino

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

Community Bank

(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 Twenty-nine Thousand Two Hundred and no/100

Dollars \$ 29,200.00; due and payable
in sixty (60) equal monthly installments of Six Hundred Six and 14/100
Dollars (\$606.14) until paid in full, first payment being due on
May 1, 1976

with interest thereon from date at the rate of 9 per centum per annum, to be paid: monthly

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 northeastern side of Halidon Road, in the City of Greenville, being shown and designated as Lot No. 7 and a portion of Lot No. 5 on a plat of Barksdale property of Huguenin & Douglas, made by Dalton & Neves, Engineers, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book QQ, pages 118 and 119, and having according to a survey of the revision of Lots 3, 4, 5, 7, 9, and 10 of Barksdale, made by Campbell and Clarkson, dated February 21, 1969, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northeastern side of Halidon Road at the joint front corners of Lots Nos. 7 and 8 and running thence along the common line of said lots, N. 39-09 E., 226.8 feet to an iron pin; thence N. 15-00 E., 48.6 feet to an iron pin; thence along a new line, N. 15-00 E., 28.3 feet to an iron pin; thence along a new line, N. 29-45 W., 22.1 feet to an iron pin; thence along a new line, S. 62-15 W., 36.7 feet to an iron pin; thence along the line of Lots Nos. 5 and 6, S. 67-45 W., 265 feet to an iron pin on Halidon Road; thence along the northeastern side of Halidon Road S. 39-12 E., 200 feet to an iron pin, the point of beginning.

THIS IS A SECOND MORTGAGE.



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.

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