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BOOK 45 PAGE 308
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WILLIAM D. RICHARDSON, Attorney at Law, GREENVILLE, S.C. 29603

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } DONNIE S. TANKERSLEY, R.H.C. MORTGAGE OF REAL ESTATE (CORPORATION) TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, FIRST HARTFORD REALTY CORPORATION, a corporation organized and existing under the laws of the State of Connecticut (hereinafter referred to as Mortgagor) is well and truly indebted unto

LLOYD D. AUTEN (hereinafter referred to as Mortgagor) as evidenced by the Mortgagor's promissory note of even date herewith, in the sum of: ONE HUNDRED FIFTY-ONE THOUSAND THREE HUNDRED SEVENTY-TWO AND NO/100 Dollars (\$151,372.00) due and payable as provided for under the terms and conditions of said note, which are incorporated herein by reference to the promissory note, dated December 21, 1970, recorded in the public records for Greenville County in Deed Book 1048 at Page 437 on December 23, 1976. *Relief & Relief 21430*
SEE AGREEMENT RECORDED IN DEED BOOK 1048 PAGE 497

This Mortgage is paid and satisfied in full this 14th day of February, 1977.

Witnesses: *Lloyd D. Auten*
W.P. Riley
H. K. [unclear]

DOCUMENTARY STAMP TAX RECEIPTS FEB 14 1977 DONNIE S. TANKERSLEY R.H.C. GREENVILLE, S.C.

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 Mortgagor, 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 Mortgagor forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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