

MORTGAGE OF REAL ESTATE—Offices of MANN & MANN, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

GREENVILLE CO. S. C.

NOV 27 4 04 PM 1964

MORTGAGE OF REAL ESTATE

BOOK 979 PAGE 439

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, Annie P. Chapman (formerly Annie P. Hubbard),

(hereinafter referred to as Mortgagor) is well and truly indebted unto C. E. Robinson, as Trustee, under B. M. McGee Will, his Successors or Assigns forever:

(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 -----
Fifteen Hundred and No/100 ----- Dollars (\$ 1500.00) due and payable

one year from date,

with interest thereon from date at the rate of six per centum per annum, to be paid semi-annually

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

All that piece, parcel or lot of land situate, lying and being in the City and County of Greenville, State of South Carolina, on Luther Street, near Laurens Road, and being known and designated as Lot No. 33 on plat of property of L. L. Baty prepared by C. H. Millard, Engineer, said lot fronting 70 feet on Luther Street and running back along the line of Lot No. 34 to a depth of 225.5 feet and running back along the line of Lot No. 32 to a depth of 220 feet and being 70.2 feet across the rear.

The above is the same property conveyed to the mortgagor by M. E. Hubbard by deed recorded in Deed Book 171, at Page 137. The said M. E. Hubbard died testate on September 26, 1956, leaving his interest therein to the mortgagor. See Apt. 705, File 10, Probate Judge's Office for Greenville County.

The aforementioned plat is recorded in the R. M. C. Office for Greenville County in Plat Book "G", at Page 1.

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.

Satisfied and Cancelled August 2, 1965

G.E. Robinson

As Trustee Under B.M. McGee Will

Witness:

Margie H. Alvesson
Katherine Hahn

SATISFIED AND CANCELLED OF RECORD

3 DAY OF *Aug.* 19*65*

Ollie Farnsworth

R.M.C. FOR GREENVILLE COUNTY, S. C.

AT *11:38* O'CLOCK *A.M.* NO. *3917*