

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE }

JUN 23 1967  
12:36 P.M.  
R.M.C.

BOOK 1061 PAGE 325

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, DAVID BEAL,

(hereinafter referred to as Mortgagor) is well and truly indebted unto J. ALLEN HIPP AND EVELYN HIPP

(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 Five Thousand Two Hundred (\$5,200.00)-----  
-----Dollars (\$5,200.00 ) due and payable  
at the rate of Fifty (\$50.00) Dollars per month commencing July 14, 1967, and continuing each month thereafter on the 14th until paid in full,

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

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, in Dunklin Township, about Twenty (20) miles south of the City of Greenville, near and on right of the Highway leading from Pelzer to Honea Path, South Carolina, adjoining lands now owned by Cordozia Chapman, Anna Chapman, Andy Owens and Eugene King, containing One (1) acre, more or less, being the Home Place of Tina Johnson, and occupied by her as a Home for a period of about Sixty (60) years, and being a part of a tract of land owned by Tandy Chapman, her father, both now deceased; and being the same parcel or lot of land conveyed to Malissa Johnson Evans and Julius Johnson by Carnelius Johnson, Milton Johnson, Carlisle Johnson, Titus Johnson, Timothy Johnson and E. D. Johnson; and being the same parcel or lot of land conveyed to J. Allen Hipp by Malissa Johnson Evans and Julius Johnson by deed dated the 17th day of April, 1943 and recorded in the R. M. C. Office for Greenville County in Volume 253, Page 251.

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.

FOR SATISFACTION TO THIS MORTGAGE SEE  
SATISFACTION BOOK 37 PAGE 64

SATISFIED AND CANCELLED OF RECORD  
11 DAY OF March 1976  
Bonnie S. Tankersley  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 2:10 O'CLOCK P. M. NO. 23023