

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

JAN 26 10 01 AM 1965

MORTGAGE OF REAL ESTATE

BOOK 984 PAGE 437

OLLIE F. JERNARWORTH TO ALL WHOM THESE PRESENTS MAY CONCERN:
R.M.C.

WHEREAS, I, James M. Hunley

(hereinafter referred to as Mortgagor) is well and truly indebted unto James D. Cordell and Jack T. Cordell

(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 One Thousand Two Hundred Thirty and No/100-----
-----Dollars (\$ 1,230.00) due and payable

at the rate of \$200.00 per year

with interest thereon from date at the rate of 6% per centum per annum, to be paid: 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 Greenville, in Berea community, Paris Mountain Township, being known and designated as Lot No. 12 of the property of James H. Sutton and Inez H. Sutton according to a survey dated August 23, 1955 made by Pickell & Pickell, Engineers, as shown in Plat Book JJ at Page 63, recorded in the R. M. C. Office for Greenville County, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwest side of Duncan Road, joint front corner Lots Nos. 11 and 12 and running thence with the joint line of said lots, N. 42-11 W. 149.4 feet to an iron pin at the joint rear corner of Lots Nos. 5 and 6; thence along the rear line of Lot No. 6, N. 35-12 E. 76.8 feet to an iron pin, joint rear corner Lots Nos. 12 and 13; thence along the joint line of said lots, S. 42-11 E. 166.2 feet to an iron pin on the northwest side of Duncan Road; thence along the northwest side of Duncan Road, S. 47-49 W. 75 feet to the beginning corner.

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 see R. E. M. Book 1117 Page 640

SATISFIED AND CANCELLED OF RECORD

21 DAY OF *Feb.* 19*65*
Ollie F. Jernarworth

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

AT *5:27* O'CLOCK *P.*M. MO. *1965*