

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

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

FILED 1858 MAR 389
GREENVILLE CO. S. C.
MAR 24 10 10 AM 1967
OLLIE F. BROWN, R.M.C.

WHEREAS, I, William A. Hammond,

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

Oscar Hodges and Sarah S. Hodges

(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 Five Hundred and No/100-----Dollars (\$ 1,500.00) due and payable

Due and payable one year after date.

with interest thereon from _____ date _____ at the rate of six _____ 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, on the northeastern side of Floyd Street and known and designated as Lot 2 as shown on a plat entitled "Property of J. P. Stevens & Co., Inc." made by Piedmont Engineers and Architects November 9, 1965, and recorded in the R. M. C. Office for Greenville County in Plat Book LLL at Page 65, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the Northeastern side of Floyd Street at the joint front corner of Lots 2 and 3 and running thence with the Northeastern side of Floyd Street N. 51-33 W. 70 feet to an iron pin at the joint front corner of Lots 1 and 2; thence with the common line of said two lots N. 38-27 E. 110 feet to an iron pin in the Southerly line of Lot 7; thence with the line of Lot 7 S. 51-33 E. 70 feet to an iron pin at the joint rear corner of Lots 2 and 3; thence with the common line of said two lots S. 38-27 W. 110 feet to an iron pin on the northeastern side of Floyd Street, the point of beginning.

The above is the same property conveyed to the mortgagor by deed dated January 12, 1966 and recorded in the R. M. C. Office for Greenville County in Deed Book 791, at Page 169.

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 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.

*Paid and satisfied 10/11/67.
Oscar Hodges
Sarah S. Hodges
Witness: Howard D. Spitzer*

SATISFIED AND CANCELLED OF RECORD
17 DAY OF Oct. 1967
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 11 O'CLOCK P. M. NO. 111