

MORTGAGE OF REAL ESTATE—Mann, Foster, Johnston & Ashmore, Attorneys at Law, Justice Building, Greenville, S. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE  
TO ALL WHOM THESE PRESENTS MAY CONCERN

GREENVILLE S.C.  
APR 8 9 11 AM 1968  
CLERK OF COURTS

WHEREAS, I, James R. Mann

(hereinafter referred to as Mortgagor) is well and truly indebted unto James W. Burdette

(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 ---Four Thousand and No/100-----

Dollars (\$4,000.00) due and payable

\$100.00 on the 13th day of each month commencing April 13, 1968, payments to be applied first to interest and balance to principal, balance due three (3) years after date, with the privilege to anticipate payment of part or all at any time,

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

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, Austin Township, containing 6.51 acres, more or less, and being more particularly described according to a plat of survey by Carolina Engineering and Surveying Company as follows:

BEGINNING at a point in the center of a county road in the line of property of Poinsett Home Builders, Inc. and running thence along the line of said property N. 31-00 E. 215.5 feet to an iron pin; thence still with property of Poinsett Home Builders, Inc. S. 67-07 E. 886.5 feet to an iron pin; thence continuing with the line of property of Poinsett Home Builders, Inc. N. 89-38 E. 350.1 feet; thence along the line of property of Lucille B. Ellison S. 9-17 E. 320.3 feet to a point in the center of the aforementioned Bethel Drive; thence along the center of Bethel Drive and following the curvature thereof, the chords being N.73-25 W. 412.4 feet, N. 69-56 W. 700.0 feet and N. 67-17 W. 300.0 feet, to the beginning corner.

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.

FOR SATISFACTION TO THIS MORTGAGE SEE  
SATISFACTION BOOK 6 PAGE 61

SATISFIED AND CANCELLED OF RECORD  
13<sup>th</sup> DAY OF May 1972  
Ollie Jarman  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 1:23 O'CLOCK P M. NO. 24349