JAN 2 9 1970 FILED MORTGAGE OF REAL ESTATE-Mann, Foster, Aslimore & Brissey, Attorneys at Law, Justice Building, Greenville, S. C.

STATE OF SOUTH CAROLINA MI, 29 2 01 PH '70

BOOK 1147 PAGE 219

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, we, E. M. Lineberger and E. M. Paul, Jr.

(hereinafter referred to as Mortgagor) is well and truly indebted unto B. M. McGee Trust Deed

C. E. Robinson, Jr., as Trustee under

(hereinalter 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 eight hundred and no/100----- Dollars (\$ 1.800.00 ) due and pavable

\$49.28 on the first day of each and every month hereafter, commencing March 1, 1970; payment to be applied first to interest, balance to principal; balance due three and one-half years from date; privilege is granted to prepay after one year without penalty;

with interest thereon from

at the rate of eight

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:

AH KH KOORH KHO KOORK KARHK KOORGK KU KARAKAABAKAKAKA KABAAGAAGAKAK KOORK KK KL KL KA LARHK KOORKKAKAKAKA KA KK kxwwxQxwikevDxhwoQdrablex

All that piece, parcel or lot of land situate, lying and being in the City and County of Greenville, State of South Carolina, on the western side of Carpenters Alley and being known and designated as Lot No. 13 of Lincoln Heights as shown on plat thereof recorded in the R. M. C. Office for Greenville County in Plat Book "A", at Page 403, said lot fronting 40 feet on the western side of Carpenters Alley and running back in parallel lines to a depth of 94 feet and being 40 feet across the rear.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of 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, he 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 hereinahove described in tee 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 Mortgagoe forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.