

## MORTGAGE OF REAL ESTATE

THE STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, C. S. Willingham SEND GREETING

WHEREAS, I, the said C. S. Willingham, am indebted unto John W. Hipp in the full and just sum of Three Thousand five hundred (\$3,500.00) Dollars as evidenced by my promissory note of even date herewith. Said note providing for the payment of principal sum in installments of Thirty-five (\$35.00) per month, together with interest at the rate of 5% per annum.

NOW, KNOW ALL MEN, That I the said C. S. Willingham in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said John W. Hipp according to the terms of the said note and any renewals of same or any part thereof and also in consideration of the further sum of THREE DOLLARS to me the said C. S. Willingham in hand well and truly paid by the said John W. Hipp at and before the sealing and delivery of these Presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents DO GRANT, bargain, sell and release unto John W. Hipp, his heirs and assigns: All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, in the City of Greenville on the East side of Rutherford Street, and having the following metes and bounds to wit: Beginning at an iron pin on Rutherford Street, also J. H. Latimer's corner; thence with Latimer's line 165 feet to an iron pin on J. A. Cook's line; thence with his line, 70 feet to an iron pin on J. T. Nelson's line; thence with Nelson's line 165 feet to an iron pin on Rutherford Street; thence with said Rutherford Street 77½ feet to the beginning corner. Being the same lot of land conveyed to me, the mortgagor herein by John W. Hipp by deed dated the 16th day of November, 1943 and now of record in the office of the Register of Mesne Conveyance for Greenville County, S. C., in Book No. \_\_\_\_\_ at Page \_\_\_\_.

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD, all and singular, the said Premises unto the said John W. Hipp, his Heirs and Assigns forever.

AND I do hereby bind myself my Heirs, Executors and Administrators, to warrant and forever defend all and singular the said Premises unto the said John W. Hipp, his Heirs and Assigns, from and against me and my Heirs, Executors, Administrators and Assigns, and every person lawfully claiming, or to claim the same, or any part thereof.

AND IT IS AGREED, by and between the said parties that the said C. S. Willingham, his Heirs, Executors or Administrators, shall and will insure the house and buildings on said lot, and keep the same insured from loss or damage by fire, and assign the Policy of Insurance to the said John W. Hipp and in case that he or they shall, at any time, neglect or fail so to do then the said John W. Hipp may cause the same to be insured in his name and reimburse himself for the premium and expenses of such insurance, together with interest on the amount so paid, at the rate of five per cent per cent. per annum, from the date of such payment, under this Mortgage.

AND IT IS FURTHER AGREED AND COVENANTED, by and between the said parties, that until the debt hereby secured be paid, the said Mortgagor his Heirs, Executors, Administrators or Assigns, shall and will pay all taxes on the property hereby mortgaged, when due and payable, and in case he or they fail to do so, the said Mortgagee his Executors, Administrators or Assigns, may pay said taxes, together with any costs or penalties incurred thereon, or any part thereof, and reimburse themselves for the same together with interest on the amount so paid, at the rate of

# 7085  
SATISFIED AND CANCELLED BY  
RECORD 5<sup>TH</sup> DAY OF July 1944  
Ollie M. Willingham  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 4:27 O'CLOCK P. M.

For Satisfaction  
See R. E. M. Book 322  
Page 117.