

BOOK 1047 PAGE 171

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern

FILED
GREENVILLE CO. S. C.
DEC 27 10 22 AM 1933
RILEY AND RILEY
R. M. C.

Whereas: A. C. Hill and Edna Hill

(hereinafter referred to as Mortgagor) is well and truly indebted unto William H. Chapman and Doris K. Chapman

(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 Five Thousand Three Hundred Dollars and No/100-----
----- Dollars (\$ 5,300.00) due and payable

at the rate of \$1,500.00 per year, including interest at seven per cent,

with interest thereon from date at the rate of seven 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 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:

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, containing 40 acres, more or less, near Fork Shoals, composed of two tracts which tracts have the following metes and bounds, to-wit:

TRACT #1 - containing 37 acres, more or less, BEGINNING at a stone and running thence S. 36 E. 22.57 chains; thence N. 53 1/2 E. 28 chains; thence N. 79 1/2 W. 26.60 chains to a road; thence with road S. 62 W. 3.16 chains; thence N. 71 W. 5.09 chains; thence S. 65 W. 2.50 chains to the beginning corner.

TRACT #2 - containing 1 1/12th acres, more or less. BEGINNING at center of road and running thence N. 25 3/4 E. 2.96 chains; thence N. 79 1/4 W. 3.72 chains; thence S. 67 W. 3.07 chains; thence S. 69 3/4 E. 5.17 chains to the beginning corner and adjoining Tract #1.

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, 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 18 PAGE 53

SATISFIED AND CANCELLED OF RECORD
2 DAY OF Aug. 19 73
Hannie S. Tankersley
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 10:36 O'CLOCK 2. M. NO. 344b