

STATE OF SOUTH CAROLINA
COUNTY OF Greenville }

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN

BOOK 1000 PAGE 45

WHEREAS, JOHN H. HEMBREE

(hereinafter referred to as Mortgagor) is well and truly indebted unto JAMES R. MANN, ATTORNEY

(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 Six Hundred Forty and no/100 Dollars (\$640.00) due and payable on demand

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, and being the greater portion of Lot No. 26 as shown on a plat of the property of C. E. Briscoe recorded in the RMC Office for Greenville County in Plat Book F, Page 156 and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the southeasterly side of Gentry Street at the corner of property now or formerly of B. B. Smith, which corner is 300 feet east of the southeasterly corner of Gentry Street and Pendleton Road and running thence with the south side of Gentry Street, N. 34-53 E. 90 feet to an iron pin at the joint front corner of Lot Nos. 25 and 26; thence with the common line of said lots, S. 55-30 E. 150 feet to an iron pin; thence with a new line across the rear portion of Lot No. 26 S. 34-53 W. 86 feet to an iron pin in the line of property now or formerly of B. B. Smith; thence with the Smith line N. 57-01 W. 150 feet to the point of beginning.

THE above described property is the same conveyed to me by Annie Dale Burns Fowler, dated January 1, 1964, and recorded in the RMC Office for Greenville County in Deed Book 741, Page 86.

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 in full, satisfied and cancelled this
24th day of December 1968.*

*James R. Mann Atty.
Witness Virginia B. Mann*

SATISFIED AND CANCELLED OF RECORD

6 DAY OF Feb. 1969

Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 11:06 O'CLOCK A M. NO. 18634