

# MORTGAGE

STATE OF SOUTH CAROLINA, }  
COUNTY OF Greenville } ss:

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Catherine Wellborn Reece,

of

Greenville, S. C.

, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor <sup>and J. R. Reece</sup> are well and truly indebted unto

The Prudential Insurance Company of America

, a corporation

organized and existing under the laws of New Jersey, hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Four Thousand Seven Hundred Dollars (\$ 4,700.00 ), with interest from date at the rate of four and one-half percentum ( 4½ %) per annum, until paid, said principal and interest being payable at the office of The Prudential Insurance Company of America in Newark, or at such other place as the holder of the note may designate in writing, in monthly installments of Twenty-nine and 75/100 Dollars (\$ 29.75 ), commencing on the first day of December, 19 40, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of November 19 60.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) 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, the following-described real estate situated in the County of Greenville, State of South Carolina:

All that certain piece, parcel or lot of land, with the buildings and improvements thereon, situate, lying and being at the northeast corner of the intersection of Conestee Avenue and Elsie Street (sometimes referred to as Elsie Avenue), near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lot No. 11 on plat No. 1 of Park Hill property, made by R. E. Dalton, July, 1923, recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book F at pages 135 and 136, and having, according to said plat and a recent survey thereof made by A. Newton Stall on October 17, 1940, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the northeast corner of the intersection of Conestee Avenue and Elsie Street, and running thence with the east side of Conestee Avenue N. 27° 10' E. 100 feet to an iron pin, joint corner of Lots No. 10 and 11; thence with the line of Lot No. 10 S. 62° 50' E. 90 feet to an iron pin, joint corner of Lots No. 6 and 11; thence with the line of Lot No. 6 S. 27° 10' W. 100 feet to an iron pin on the north side of Elsie Street; thence with the north side of Elsie Street N. 62° 50' W. 90 feet to the beginning corner.

This is the identical property conveyed to the mortgagor by deed of Rose Morgan Moore, dated June 27, 1940, recorded in the R. M. C. Office for Greenville County, S. C., in Deeds Volume 223, page 295.

*South Carolina debt secured by the Prudential Insurance Co. of America in Newark, N. J. dated March 27, 1941. Witness J. R. Reece, President.*

RECORDED AND INDEXED IN THE RECORDS OF THE COUNTY OF GREENVILLE, S. C. MARCH 27 1941

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or 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 and equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.