

# MORTGAGE

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

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, **William S. Couch,**

of **Greenville, South Carolina**, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

**C. Douglas Wilson & Co.,** a corporation organized and existing under the laws of **South Carolina**, 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 **Seven-Thousand & No/100 - - Dollars (\$ 7,000.00 )**, with interest from date at the rate of **Four & One-Half** per centum (**4½ %**) per annum until paid, said principal and interest being payable at the office of **C. Douglas Wilson & Co.** in **Greenville, South Carolina** or at such other place as the holder of the note may designate in writing, in monthly installments of **Forty-Four & 31/100 - - - - - Dollars (\$44.31 )**, commencing on the first day of **March**, 19 **49**, 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 **February**, 19**69**.

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 parcel, piece or lot of land with the buildings and improvements thereon, situate, lying and being on the Easterly side of Arcadia Drive, designated as lot No. 15, property of Utopian Development Company, as per plat thereof recorded in Plat Book M, at Page 13 in the R.M.C. Office for said County, and also according to a recent survey made by A.C. Crouch, Registered Engineer, January 7, 1949, recorded in said Office in Plat Book V, at Page 29, and having, according to the later mentioned plat, the following metes and bounds, to-wit:**

**BEGINNING at an iron pin on the Easterly side of Arcadia Drive in the center of a 10 foot Alley, joint corner of lots Nos. 14 and 15; thence down the center of said Alley as a line N. 60-49 E. 160 feet to an iron pin; thence continuing with the center of said Alley N. 57-23 E. 134.8 feet to an iron pin in the center of a 2 foot strip reserved for utility easements; thence down the center of said strip S. 9-10 W. 120 feet to an iron pin, rear joint corner of lots Nos. 15 and 16; thence along the joint line of said lots S. 61-13 W. 230 feet to an iron pin in the line of Arcadia Drive; thence along the Easterly side of Arcadia Drive N. 25-48 W. 75 feet to the point of beginning.**

The Mortgagor agrees that there shall be added to each monthly payment required hereunder or under the evidence of debt secured hereby an amount estimated by the Mortgagee to be sufficient to enable the mortgagee to pay, as they become due, all taxes, assessments, hazard insurance, and similar charges upon the premises subject hereto; any deficiency because of the insufficiency of such additional payments shall be forthwith deposited by the Mortgagor with the Mortgagee upon demand by the Mortgagee. Any default under this paragraph shall be deemed a default in payment of taxes, assessments, hazard insurance, or similar charges required hereunder.

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.

70-47-11-11  
The debt hereby secured is paid in full and the Lien of this mortgage is satisfied and cancelled.  
1969  
Witness