

MAY 8 5 11 PM '52

MORTGAGE

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

TO ALL WHOM THESE PRESENTS MAY CONCERN: WE, BERRY A. McDUFFIE, JR. AND JULIA H. McDUFFIE, Greenville, S. C. , hereinafter called the Mortgagor, send (x) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto The Prudential Insurance Company of America

organized and existing under the laws of New Jersey, a corporation 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 Ten Thousand Two Hundred Dollars (\$ 10,200.00), with interest from date at the rate of four & one-fourth per centum (4 1/4 %) per annum until paid, said principal and interest being payable at the office of The Prudential Insurance Company of America in Newark, New Jersey, or at such other place as the holder of the note may designate in writing, in monthly installments of Sixty-three and 24/100 - - - - - Dollars (\$ 63.24), commencing on the first day of June, 19 52, 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 May, 19 72.

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 buildings and improvements thereon, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina at the intersection of Campbell Street and Midland Street in a Subdivision known as University Heights, being known and designated as Lot 128 of said subdivision, and being as shown on a plat thereof recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book "Y" at page 53, and also as shown on a more recent plat prepared by Piedmont Engineering Service, Greenville, S. C., dated April 28, 1952, entitled "Property of Berry A. & Julia H. McDuffie, Jr., Greenville, S. C.", the mortgaged premises having according to said plat the following metes and bounds, courses and distances to-wit:

BEGINNING at an iron pin on the Eastern side of Midland Street at the joint corner of Lots Nos. 127 and 128, and running thence along the common line of said lots S. 79-0 E. 150.0 feet to an iron pin, the joint corner of Lots 127, 128 and 129; thence along the common line of Lots Nos. 128 and 129 S. 6-25 E. 112.0 feet to an iron pin on the Northern side of Campbell Street; thence along the Northern side of Campbell Street S. 83-39 W. 67.7 feet to an iron pin; thence continuing along Campbell Street N. 80-23 W. 71.8 feet to an iron pin; thence along the curve of Campbell Street as it converges with Midland Street, the cord of which curve runs N. 34-38 W. 42.0 feet to an iron pin on the Eastern side of Midland Street; thence along the Eastern side of Midland Street N. 11-0 E. 94.7 feet to an iron pin, the beginning corner.

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

with Julia H. McDuffie
in full and the same is hereby cancelled. This Dec-22-1952.
The Prudential Insurance Company of America -
110 President