

MORTGAGE

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

TO ALL WHOM THESE PRESENTS MAY CONCERN:

CHARLES A. DUGGAN of
Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

CANAL INSURANCE COMPANY

, a corporation
organized and existing under the laws of the State 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 Eleven Thousand Five Hundred
Dollars (\$ 11,500.00), 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
Canal Insurance Company in Greenville, South Carolina,
or at such other place as the holder of the note may designate in writing, in monthly installments of
Sixty Three and 94/100 - - - - - Dollars (\$ 63.94),
commencing on the first day of June, 19 55, and on the first day of each month there-
after 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 80.

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 lot of land with the buildings and improvements thereon
situate on the Northeast side of Elizabeth Drive, near the City of Green-
ville, in Greenville County, South Carolina, being shown as Lot 216 and
the adjoining one half of Lot 215 on plat of Property of Robert J.
Edwards, made by Dalton and Neves, Engineers, May 1951, recorded in the
R. M. C. Office for Greenville County, S. C., in Plat Book "111", at page
61, said lot fronting 150.37 feet along the Northeast side of Elizabeth
Drive, running back to a depth of 207 feet on the Southeast side, to a
depth of 217.6 feet on the Northwest side and being 150 feet across the
rear.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belong-
ing 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