

Mortgage of ^{FILED} Real Estate

STATE OF SOUTH CAROLINA

SEP 12 10 50 AM 1957

COUNTY OF GREENVILLEOLLIE FARMWORTH
R.M.C.

THIS MORTGAGE, made this 12th day of September, 19 57, between
JUANITA W. GOODSON and BERTHA WACTOR

hereinafter called the mortgagor and SHENANDOAH LIFE INSURANCE COMPANY, with its principal office in the City of Roanoke, Virginia, hereinafter called the mortgagee.

WITNESSETH:

WHEREAS the mortgagor in and by his certain promissory note in writing, of even date herewith is well and truly indebted to the mortgagee in the full and just sum of Eight Thousand and no/100 ----- DOLLARS (\$ 8,000.00), with interest thereon at the rate set out in said note, due and payable as follows: in equal monthly installments commencing on the 9th day of October, 19 57, and a like amount on the 9th day of each successive month thereafter, which payments shall be applicable first to interest and then to principal, with the balance of principal and interest, if not sooner paid, due and payable on the 9th day of September, 1977.

AND WHEREAS it is mutually agreed that the security of this mortgage shall extend to and cover any additional loan made by the mortgagee, at its option, to said mortgagor or any of his successors in ownership of the real estate hereby conveyed; provided, that the total indebtedness to be secured hereby shall not exceed the original face amount of this mortgage and, provided further, that the maturity of such additional debt shall not be later than the time specified for the payment of the original debt secured hereby. This paragraph shall not however, in any way restrict advancements for taxes and insurance premiums provided for elsewhere in this mortgage. It is further mutually agreed that upon breach of any warranty against encumbrances contained in any application for an additional loan the mortgagee may declare all notes secured hereby immediately due and payable and may foreclose this mortgage.

NOW, THEREFORE, the mortgagor, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof, according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to him in hand paid by the mortgagee at and before the sealing and delivery of this mortgage, the receipt of which is hereby acknowledged, by these presents hereby bargains, sells, grants and releases unto the said SHENANDOAH LIFE INSURANCE COMPANY:

All that piece, parcel or lot of land in Chick Springs Township, Greenville County, State of South Carolina, located near Pleasant Grove Baptist Church and being known and designated as Lots Nos. 37 and 38 on a plat of property of J. M. Mattox Estate, made by H. S. Brockman, Surveyor, dated November 1952, and admdened February 25, 1956, recorded in Plat Book JJ at page 127 in the Greenville County R.M.C. Office, and according to a recent survey by T. C. Adams, Engineer, having the following metes and bounds, to wit:

BEGINNING at the iron pin on the eastern side of an unnamed street at the corner of Lot No. 38 in line of Arthur Harbin land; thence with said unnamed street, N. 4-41 E. 270.5 feet to an iron pin at the joint front corner of Lots Nos. 36 and 37; thence along the line of Lot No. 36, S. 85-19 E. 200 feet to an iron pin at the joint rear corner of Lots Nos. 36 and 37; thence S. 4-41 W. 290.7 feet to an iron pin at the rear corner of Lot No. 38 in line of Arthur Harbin land; thence N. 79-48 W. 200.9 feet with line of Harbin land to an iron pin on the unnamed street, the beginning corner.

This being the same property conveyed to mortgagors by deed of W.M. Mattox, B. B. Mattox and C. S. Mattox dated March 28, 1956 and recorded in the R.M.C. Office in Deed Book 549 at page 176.