

**MORTGAGE** JAN 27 3 50 PM 1958

OLLIE F. BROWN  
R.M.C.

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

To ALL WHOM THESE PRESENTS MAY CONCERN:

HOWARD M. RAINES and MARGARET M. RAINES 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 Ten Thousand One Hundred-- Dollars (\$10,100.00), with interest from date at the rate of Five & one-fourth per centum (5 1/4 %) 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 and 60/100----- Dollars (\$ 60.60), commencing on the first day of March, 1958, 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, 1983.

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 East Circle Avenue in the City of Greenville, in Greenville County, South Carolina, being shown as Lot 11 and the adjoining 15 feet of Lot 12 on plat of East Lake Subdivision, made by Dalton & Neves, Engineers, June, 1928, recorded in the RMC Office for Greenville County, S. C., in Plat Book "G", pages 228 and 229, and having according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the Northeast side of East Circle Avenue at joint front corner of Lots 10 and 11, running thence along the line of Lot 10, N. 37-15 E., 148.8 feet to an iron pin; thence S. 53-22 E., 75 feet to an iron pin in the rear line of Lot 12; thence through Lot 12, S. 37-15 W., 149.7 feet, more or less, to an iron pin on the Northeast side of East Circle Avenue; thence along East Circle Avenue, N. 52-45 W., 75 feet to the beginning corner.

THIS is the same property conveyed to us by deed of Miles L. Grubbs, to be recorded herewith.

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