

APR 19 11 03 AM 1958

BOOK 744 PAGE 271

OLLIE FARNSWORTH
R.M.C.

MORTGAGE

STATE OF SOUTH CAROLINA, }
COUNTY OF } ss:

To ALL WHOM THESE PRESENTS MAY CONCERN: We, James R. Clardy and Sara D. Clardy of Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto General Mortgage Co.

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 Nine Thousand Six Hundred and no/100 Dollars (\$9,600.00), with interest from date at the rate of five and one quarter per centum (5-1/4%) per annum until paid, said principal and interest being payable at the office of General Mortgage Co. in Greenville, South Carolina, or at such other place as the holder of the note may designate in writing, in monthly installments of Fifty Seven and 60/100 Dollars (\$ 57.60), commencing on the first day of June, 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 May, 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 piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, of Butler Township, being known and designated as Lot #6 of a subdivision known as Hutton Court, as shown on a plat thereof being recorded in the R. M. C. Office for Greenville County in Plat Book NN, at Page 101, and having according to a more recent survey prepared for James R. and Sara D. Clardy by Jones and Sutherland, engineers, dated April 1958, the following metes and bounds to wit:

BEGINNING at an iron pin on the Western side of Hutton Court, joint front corner Lots # 5 & 6 and running thence with the joint line of said lots S. 73-39W. 174.1 feet to an iron pin; thence N. 6-15 W. 140.4 feet to an iron pin, joint rear corner Lots #6 & 7; thence with the joint line of said lots S. 76-21 E. 170.3 feet to an iron pin on the Western side of Hutton Court; thence following the curvature of the turn-around along the Western side of Hutton Court, the chord of which being S. 18-25 E. 53 feet, to the point of beginning.

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

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The debt hereby secured is paid in full and the lien of this instrument is satisfied, when mortgage recorded in Book 744 page 271 and undersigned being the owner and holder of the same as the undersigned by its corporate seal and authority of its duly authorized officer this 15th day of May 1958.

New York Title Guaranty Company

By Richard W. ...

in the presence of ...

RECORDED AND CANCELLED OF RECORD

15 DAY OF May 1958

Ollie Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 11 O'CLOCK P. M. NO. 27507