

MORTGAGE FILED
GREENVILLE CO. S. C.

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

APR 22 4 36 PM 1958

TO ALL WHOM THESE PRESENTS MAY CONCERN:

OLLIE FARMAS WORTH
R.M.C.

E. M. Moore, Jr. 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 **Twelve Thousand Nine Hundred Dollars (\$12,900.00)**, with interest from date at the rate of **five and one-fourth** centum ($5\frac{1}{4}\%$) 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 **Seventy One and 34/100** Dollars (\$ **71.34**), commencing on the first day of **June**, 19 **58**, 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 **88**.

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: **in the City of Greenville, known as a portion of lots nos. 24, 25 and 26 on plat of East Lake recorded in the R.M.C. Office for Greenville County in plat book G at page 229 and having, according to a more recent plat entitled property of E. M. Moore, Jr. made by Dalton & Neves, dated April, 1958 and recorded in plat book PP at page 97, the following metes and bounds, to-wit:**

Beginning at an iron pin on the northern side of East Circle Avenue, at its western intersection with Erskine Street and running thence along the southwestern side of Erskine Street, N 53-22 W, 135.5 feet to an iron pin; thence through lot no. 24, S 37-15 W, 158.9 feet to an iron pin on East Circle Avenue; thence with said Avenue the following courses and distances to-wit: S 52-45 E, 52.1 feet to an iron pin; thence along the curve of said Avenue, the chord of which is S 88-43 E, 48.5 feet to an iron pin; thence N 55-27 E, 139.4 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