

DEC 16 1 52 PM 1958

BOOK 769 PAGE 95

MORTGAGE

R. M. C.

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

To ALL WHOM THESE PRESENTS MAY CONCERN: CARL PETERSON, JR. & JACQUELYN B. PETERSON of Greenville, S. C. , hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto GENERAL MORTGAGE CO.

, a corporation organized and existing under the laws 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 Six Hundred Dollars (\$ 12,600.00), 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 General Mortgage Co. in Greenville, S. C. , or at such other place as the holder of the note may designate in writing, in monthly installments of Seventy-five and 60/100 ----- Dollars (\$ 75.60), commencing on the first day of February , 19 59, 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 January , 1984 .

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 in the city of Greenville, county of Greenville, state of South Carolina, on the northeast side of West Augusta Drive, known and designated as a portion of Lots Nos. 11 & 12 on plat of Augusta Circle, recorded in plat book F page 23 of the RMC Office for Greenville County, S. C., and having according to said plat and a recent survey made by R. W. Dalton, December 1958, the following metes and bounds, courses and distances, to-wit:

Beginning at an iron pin on the northeast side of West Augusta Drive, which pin is 162.5 feet east from the corner of West Faris Road; thence through lot No. 11, N. 20-16 E. 160 feet to an iron pin; thence S. 55-15 E. 62.5 feet to an iron pin in the rear line of Lot No. 12; thence through Lot No. 12, S. 20-16 W. 160 feet to an iron pin on the northeast side of West Augusta Drive; thence with the northeast side of West Augusta Drive, N. 55-15 E. 62.5 feet to the beginning corner.

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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RECORDED AND ORIGINAL IN RECORD
27th June 1958
at 1:36 P.M. 39052

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 58 PAGE 777