

MORTGAGE

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

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Ray Toler of Greenville, S. C., 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 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 Five Hundred Dollars (\$ 12,500.00), with interest from date at the rate of five & three-fourths per centum (5-3/4%) per annum until paid, said principal and interest being payable at the office of Canal Insurance Company in Greenville, S. C. or at such other place as the holder of the note may designate in writing, in monthly installments of Seventy-Eight and 75/100 Dollars (\$ 78.75), commencing on the first day of January, 19 60, 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 December, 19 84.

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 certain piece, parcel or lot of land, with the buildings and improvements thereon, lying and being on the southerly side of Chastain Drive, near the City of Greenville, S. C., and being designated as Lot No. 11 on the plat of Maple Acres as recorded in the RMC Office for Greenville County, S. C. in Plat Book FF, page 111, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southerly side of Chastain Drive, joint front corner of Lots 11 and 12, and running thence along said Drive S 68-0 E 35.6 feet to an iron pin; thence continuing along said Drive on a curve, the chord of which is S 38-34 E 50 feet to an iron pin; thence continuing along said Drive on a curve, the chord of which is N 66-42 E 70.6 feet to an iron pin; thence S 22-35 W 143.8 feet to an iron pin, joint corner of Lots 11 and 17; thence along the common line of said lots S 72-33 W 165 feet to an iron pin, joint rear corner of Lots 11 and 12; thence along the common line of said lots N 22-0 E 223.5 feet to an iron pin on the southerly side of Chastain Drive, 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

16-800-5

SATISFIED AND CANCELLED OF RECORD
6th DAY OF Aug 19 84
Dannie J. Tankersley
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 9:36 O'CLOCK P. M. NO. 4028

FOR SATISFACTION TO THIS MORTGAGE SEE

SATISFACTION BOOK 86 PAGE 662

For assignment see B. & M. Book 810 Page 49