

**MORTGAGE**

STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE } ss.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

JESSE P. PRATT, II AND MARGARET B. PRATT  
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 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 and No/100ths----- Dollars (\$ 9,000.00 ), with interest from date of the rate of five and 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 Fifty-four and No/100ths----- Dollars (\$ 54.00 ), commencing on the first day of November, 1962, 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 October, 1987.

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 at the Southeastern corner of the intersection of Springfield Avenue and Florida Avenue Extension near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 36 as shown on a plat of property of James H. Campbell, prepared by C.C. Jones, Engineer, dated June, 1951, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat 300: A at page 109, and having according to said plat and also according to a more recent plat prepared by Piedmont Engineering Service, dated September 19, 1962, entitled Property of Jesse P. Pratt, II and Margaret B. Pratt, the following, metes and bounds:

Begin at an iron pin on the Eastern side of Springfield Avenue at the joint front corner of Lots Nos. 35 and 36, and running thence with the line of Lot No. 35 North 42° E. 139 feet to an iron pin near the bank of a creek; thence with the center line of said creek as the line, having a traverse line of N. 3-01 E., 65.5 feet to an iron pin near the bank of said creek and at the Southern side of Florida Avenue Extension; thence with the Southern side of Florida Avenue Extension N. 89-00 W. 167.6 feet to an iron pin at the Southeastern corner of the intersection of Springfield Avenue and Florida Avenue Extension; thence with the Eastern side of Springfield Avenue N. 2-41 E. 9 feet to the point of beginning.

This is the identical property conveyed to the mortgagors herein by deed of Willie W. Hopkins, dated September 26, 1962, and to be recorded herewith in the R.M.C. Office for Greenville County, South Carolina.

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

*In Satisfaction See B. E. W. Book 1006 Page 353*

SATISFIED AND CANCELLED OF RECORD

DAY OF *Sept* 19*62*  
*Willie W. Hopkins*  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT *11:22* O'CLOCK *AM* NO. *744*