

GREENVILLE
AUG 19 3 09 PM 1965
OLLIE F. BINGWORTH
R. M. C.

MORTGAGE

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

TO ALL WHOM THESE PRESENTS MAY CONCERN:

James L. McClellan
Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto Carolina National Mortgage Investment Co., Inc.,

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 TEN THOUSAND SIX HUNDRED and NO/100-----Dollars (\$ 10,600.00), with interest from date at 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 Carolina National Mortgage Investment Co., Inc., 100 Broad Street in Charleston, South Carolina, or at such other place as the holder of the note may designate in writing, in monthly installments of Fifty-Eight and 62/100-----Dollars (\$58.62), commencing on the first day of October, 1965, 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 September, 19 95.

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: near Taylors, and being the major portion of Lot 24 and a small portion of Lot 23 of Section "A", plat of PINEHURST, shown in Plat Book S at Page 77 and having, according to recent survey prepared by C. O. Riddle, dated July 28, 1965, the following metes and bounds, to-wit:

BEGINNING at an old iron pin on the southwestern side of Hale Drive and running thence S. 58-44 W. 134.9 feet to an old iron pin in line of Lot No. 35; thence with the line of Lot No. 35 and Lot No. 34, S. 28-49 E. 54.5 feet to an old iron pin; thence N. 63-05 E. 134.2 feet to an old iron pin located on the southwestern side of Hale Drive, which iron pin is located 60 feet northwest of the intersection of Hale Drive and Hazel Drive; thence with the southwest side of Hale Drive, N. 28-27 W. 60 feet to an old iron pin, 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 premises are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

This Mortgage Assigned to Dollar Savings Bank
on 10 day of Oct 19 65. Assignment recorded
in Vol. 1012 of R. E. Mortgages on Page 229