

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

SEP 6 11 43 AM 1966

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

OLLIE B. BOWEN  
R.M.C.

WHEREAS, I, Hazle G. Madsen,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Calvin Company, a Partnership, its Successors and Assigns forever:

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of -----

Forty Six Hundred and No/100----- Dollars (\$ 4600.00 ) due and payable

\$100.00 on principal on the 4th day of each and every month hereafter, commencing September 4, 1966, with the privilege to anticipate payment at any time,

with interest thereon from \_\_\_\_\_ date \_\_\_\_\_ at the rate of 6 per centum per annum, to be paid: semi-annually

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) 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:

"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of \_\_\_\_\_

All that certain piece, parcel or lot of land situate, lying and being in the City of Greenville, County and State aforesaid, and being described by metes and bounds, according to a survey made by W. J. Riddle, Surveyor, October 2, 1945, as follows, to-wit:

BEGINNING at a stake on the northwest side of Mansell Street, said point of beginning being 139.7 feet northeast from Park Avenue and running thence with Mansell Street N. 20-15 E. 132.5 feet to an iron pin; thence N. 68-25 W. 87 feet to an iron pin; thence S. 20 W. 134.8 feet to a fence post; thence S. 70-25 E. 86.6 feet to the point of beginning.

The above is the same property conveyed to the mortgagor by deed recorded in Deed Book 689, Page 58, and Deed of Richard V. Madsen recorded in Deed Book 803, at Page 496 .

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

FOR SATISFACTION TO THIS MORTGAGE SEE  
SATISFACTION BOOK 14 PAGE 284.

SATISFIED AND CANCELLED OF RECORD

28 DAY OF Feb. 19 73  
Dannie S. Tankersley

R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 4:45 O'CLOCK P. M. NO. 24389