

FILED  
GREENVILLE CO. S. C.

## Mortgage of Real Estate

CLERK OF COURSE

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

THIS MORTGAGE, made this 27th day of September, 1966, between  
Milton R. Andrus and Carolyn June Andrus

hereinafter called the mortgagor and SHENANDOAH LIFE INSURANCE COMPANY, with its principal office in the City of Roanoke, Virginia, hereinafter called the mortgagee.

## WITNESSETH:

WHEREAS the mortgagor in and by his certain promissory note in writing, of even date herewith is well and truly indebted to the mortgagee in the full and just sum of -----  
Fifteen Thousand and no/100----- DOLLARS (\$ 15,000.00 ), with interest thereon at the rate set out in said note, due and payable as follows: in equal monthly installments commencing on the first day of November, 1966, and a like amount on the first day of each successive month thereafter, which payments shall be applicable first to interest and then to principal, with the balance of principal and interest, if not sooner paid, due and payable on the first day of October, 1991.

AND WHEREAS it is mutually agreed that the security of this mortgage shall extend to and cover any additional loan made by the mortgagee, at its option, to said mortgagor or any of his successors in ownership of the real estate hereby conveyed; provided, that the total indebtedness to be secured hereby shall not exceed the original face amount of this mortgage and, provided further, that the maturity of such additional debt shall not be later than the time specified for the payment of the original debt secured hereby. This paragraph shall not however, in any way restrict advancements for taxes and insurance premiums provided for elsewhere in this mortgage. It is further mutually agreed that upon breach of any warranty against encumbrances contained in any application for an additional loan the mortgagee may declare all notes secured hereby immediately due and payable and may foreclose this mortgage.

NOW, THEREFORE, the mortgagor, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof, according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to him in hand paid by the mortgagee at and before the sealing and delivery of this mortgage, the receipt of which is hereby acknowledged, by these presents hereby bargains, sells, grants and releases unto the said SHENANDOAH LIFE INSURANCE COMPANY:

All that certain lot of land in Greenville County, State of South Carolina, near the City of Greenville, being shown as Lot 17 in a subdivision known and designated as Terre Bonne as shown on plat recorded in Plat Book QQ at page 125 prepared by C. C. Jones, RLS, and being also shown as Lot 17 on a plat of the property of Milton R. Andrus and Carolyn J. Andrus dated September 17, 1966, prepared by Campbell & Clarkson, Surveyors, and having according to said latter plat the following metes and bounds:

BEGINNING at an iron pin on the Northern side of Champlain Drive at the front corner of Lot 16; thence with line of said lot, N. 8-15 E. 289.2 feet to an iron pin; thence N. 77-37 W. 60 feet to an iron pin; thence S. 29-24 W. 133.1 feet to a stake; thence S. 59-50 W. 96.1 feet to an iron pin on Sametta Circle; thence with said Circle, S. 17-12 E. 72.4 feet to a stake; thence with said Circle, S. 4-15 E. 25 feet to a stake; thence with said Circle, S. 45-34 E. 35.5 feet to a stake on Champlain Drive; thence with said Drive, S. 82-15 E. 118 feet to the Beginning.

Being the same property conveyed to the Mortgagors by deed recorded in Deed Book 801 at page 381, RMC Office for Greenville County.

SATISFIED AND CANCELLED OF RECORD  
17th DAY OF April 1989  
Dennie L. Tankersley  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 9:50 O'CLOCK A. M. NO 16230

FOR SATISFACTION TO THIS MORTGAGE SEE

SATISFACTION BOOK 113 PAGE 443