

SEP 24 11 04 AM '55

MORTGAGE

STATE OF SOUTH CAROLINA, } ss:
COUNTY OF GREENVILLE

To ALL WHOM THESE PRESENTS MAY CONCERN:

LLOYD A. KNIGHT

Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto Canal Insurance Company

organized and existing under the laws of South Carolina, a corporation, 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 Seventy-Six Hundred and no/100ths Dollars (\$ 7600.00), with interest from date at the rate of four and one-half per centum (4 1/2 %) 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 Forty-Eight and 11/100ths - - - - - Dollars (\$ 48.11), commencing on the first day of November, 1955, 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, 1975.

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; situate, lying and being on the northeastern side of Hale Drive near the City of Greenville, S. C., being known and designated as Lot No. 2 of a revision of Section "B" of Pinehurst Subdivision and being as shown on a plat thereof recorded in the R. M. C. Office for Greenville County in Flat Book "EB" at page 145 and also as shown on a more recent plat prepared by Piedmont Engineering Service dated September 22, 1955 entitled "Property of Lloyd A. Knight near Greenville, S. C.", and having according to said plats the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Hale Drive at the joint corner of Lots Nos. 1 and 2, which iron pin is 678.7 feet from the intersection of Hale Drive and East Lee Road and running thence along the common line of said lots N. 62-23 E. 139.7 feet to an iron pin; thence S. 27-37 E. 75 feet to an iron pin at the joint rear corner of Lots 2 and 3; thence along the common line of said last mentioned lots S. 62-23 W. 138.6 feet to an iron pin on the northeastern side of Hale Drive; thence along the northeastern side of Hale Drive N. 26-27 W. 75 feet to an iron pin, the point of beginning.

This being the identical property conveyed to the mortgagor by deed of C. Spencer Willingham of even date and to be recorded.

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