

SEP 13 9 59 AM 1960

### Mortgage of Real Estate

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

THIS MORTGAGE, made this 12th day of September, 1960, between Thomas L. Childs

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 Twelve Thousand and no/100 ----- DOLLARS (\$ 12,000.00 ), with interest thereon at the rate set out in said note, due and payable as follows: in equal monthly installments commencing on the 6th day of October, 1960, and a like amount on the 6th 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 6th day of September, 1985.

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 piece, parcel or lot of land in Greenville County, State of South Carolina, on the northwestern side of Beaufort Street and being known and designated as Lot No. 112 of a sub-division known as McSwain Gardens, Section 2, as shown by plat thereof recorded in Plat Book LL at page 137, and having according to a more recent survey by T. C. Adams, dated August 29, 1960, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Beaufort Street, which iron pin is located 253.4 feet southwest of Richbourg Road, at the joint front corner of Lots No. 111 and 112, and running thence with the line of Lot No. 111, N 25-41 W, 154.4 feet to an iron pin; thence N 64-19 E, 100 feet to an iron pin at the joint rear corner of lots No. 112 and 113, thence with the line of Lot No. 113, S 25-41 E, 170.2 feet to an iron pin at the joint front corner of Lots No. 112 and 113 on the northwestern side of Beaufort Street; thence with the northwestern side of Beaufort Street, S 64-19 W, 55.6 feet to an iron pin on the circle of Beaufort Street, thence with the circle of Beaufort Street, the chord of which is S 84-05 W, 47.2 feet to an iron pin, the beginning corner.

Being the same property conveyed to the mortgagor herein by deed of R. W. Manley, to be recorded herewith.

*The within mortgage satisfied in full this 22nd. day of April 1968.*

*Shenandoah Life Insurance Co.  
By H. A. Marshall assistant Treasurer  
Witness Margaret Bredlow  
V. H. McQue*

SATISFIED AND CANCELLED OF RECORD  
25 DAY OF April 1968  
*Ollie Farnsworth*  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 1:38 O'CLOCK P. M. NO. 27765