

FHA Form No. 2175 m  
(For use under Sections 203 603)  
(Revised February 1950)

# MORTGAGE

STATE OF SOUTH CAROLINA, } ss:  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Carlton E. Duncan of Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

C. Douglas Wilson & Co., 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 Fifty-five Hundred and No/100-- Dollars (\$ 5,500.00 ), with interest from date at the rate of four & one-quarter per centum ( 4 1/4 %) per annum until paid, said principal and interest being payable at the office of C. Douglas Wilson & Co., in Greenville, South Carolina, or at such other place as the holder of the note may designate in writing, in monthly installments of Thirty-four and 10/100 - - - - - Dollars (\$ 34.10 ), commencing on the first day of August, 1950, 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 July, 1970.

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 the City of Greenville, being shown as Lot No. 2 on Plat of Royal Heights, made by Dalton & Neves in April 1949, and recorded in Plat Book W at Page 25 in the R. M. C. Office for Greenville County. Said lot has a frontage of 63.6 feet on the Northern side of Old Buncombe Road, a depth of 160 feet on the East, 162.2 feet on the West, and is 36.9 feet across the rear.

Being the same property conveyed to the mortgagor by Irene B. Ducker by deed to be recorded.

ALSO, one Electric Hot Water Heater and One Floor Furnace, it being the intention of the mortgagor that said chattels shall constitute a part of the real estate.

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

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*For Satisfaction See R. E. M. Book 880 Page 345*

SATISFIED AND CANCELLED OF RECORD  
24 DAY OF Jan. 1962  
Ollie Farnsworth  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
NO. 1125 VOL. 463 P. 401 NO. 18724