## **MORTGAGE**

W. 23 9 W & 1

STATE OF SOUTH CAROLINA, COUNTY OF GREENVILLE

To ALL WHOM THESE PRESENTS MAY CONCERN:

I, Grace E. Levis

 $\mathbf{of}$ 

Greenville, S. C.

, 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, 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 Six Thousand and No/100--
Dollars (\$ 6000.00), with interest from date at the rate of Four & One-Fourth per centum (4 %) per annum until paid, said principal and interest being payable at the office of

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: on the Northern side of Pleasant Ridge Avenue, in the City of Greenville, being shown as lot No. 85, on plat of Pleasant Valley, recorded in Plat Book P at Page 94, and described as follows:

BEGINNING at a stake on the Northern side of Pleasant Ridge Avenue, 56.3 feet West from Penrose Avenue, at corner of lot 86, and running thence with the line of said let, N. 0-08 E. 160 feet to a stake; thence S. 89-52 W. 60 feet to a stake at corner of let 84; thence with the line of said let, S. 0-08 W. 160 feet to a stake on Pleasant Ridge Avenue; thence with the Northern side of Pleasant Ridge Avenue, N. 89-52 E. 60 feet to the beginning corner.

Being the same property conveyed to the mortgagor by Frank S. Smith and B. F. Wood, Jr. by deed recorded herewith.

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