

VA Form 4-688 (Home Loan)  
May 1953. Use Optional  
Serviceman's Readjustment Act  
(38 U.S.C.A. 664 (a)). Accept-  
able to RFO Mortgage Co.

SOUTH CAROLINA

# MORTGAGE

STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE

MAY 21 5 15 PM 1954  
CLERK OF COURTS  
GREENVILLE

WHEREAS: **Joe A. Ivester**

**Greenville, South Carolina**

of  
, hereinafter called the Mortgagor, is indebted to

## CANAL INSURANCE COMPANY

organized and existing under the laws of State of South Carolina, a corporation  
called Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incor-  
porated herein by reference, in the principal sum of Twelve Thousand Five Hundred and No/100ths  
Dollars (\$ 12,500.00 ), with interest from date at the rate of

Four and one-half per centum (  $4\frac{1}{2}$  %) 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 delivered or mailed to the Mortgagor, in monthly installments of Sixty-Nine and  
48/100ths - - - - - Dollars (\$ 69.48 ), commencing on the first day of

July, 19 54, and continuing 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 June, 1979.

Now, KNOW ALL MEN, that 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, assigned, and released, and by these presents does  
grant, bargain, sell, assign, and release unto the Mortgagee, its successors and assigns, the following-described  
property situated in the county of Greenville

State of South Carolina; on the southeast side of Saluda River, containing one  
acre more or less, according to a survey by Pickell & Pickell, dated  
September, 1947, of Tract "C" of the Property of W. W. Pate, and accord-  
ing to a survey by R. W. Dalton, Engineer, dated June, 1954, and having,  
according to both surveys, the following metes and bounds:

BEGINNING at an iron pin on the edge of Saluda River, at the joint  
southwestern corner of Property of mortgagor and Crosland, and running  
thence in a northeasterly direction along the water line of Saluda River  
to a point, the traverse line of which is N. 55-45 E. 86 feet to a point  
and thence N. 35-48 E. 95 feet to a point; thence continuing along the  
water line of the Saluda River in an easterly direction to a point, the  
traverse line of which is N. 70-48 E. 221 feet; thence along the property  
of W. W. Pate S. 16-12 E. 183.4 feet, more or less, to a point; thence  
along the Property of Crosland S. 86-50 W. 388 feet to the point of  
beginning.

TOGETHER with all my right to use that certain strip of land across  
and extending along the southeastern boundary of W.W. Pate used as a  
means of ingress and egress to the above described property in reaching  
a certain 18 foot proposed road and also my right to use said 18 foot  
proposed road and the hard surface road leading from the White Horse  
Road to the E.W. Montgomery Lodge, known as Piney Point, all being as  
described in deed to Jack A. Ramseur by W.W. Pate dated September, 1947  
and recorded in the R.M.C. Office for the County and State aforesaid in  
Deed Book 321 at page 15.

AND, all of my right, title and interest in and to that certain well  
and water system situated on the boundary of the above described pro-  
perty which is common to the mortgagor and W. W. Pate.

Together with all and singular the improvements thereon and the rights, members, hereditaments, and appurtenances  
to the same belonging or in anywise appertaining; all the rents, issues, and profits thereof (provided, however, that  
the Mortgagor shall be entitled to collect and retain the said rents, issues, and profits until default hereunder); all  
fixtures now or hereafter attached to or used in connection with the premises herein described and in addition thereto  
the following described household appliances, which are and shall be deemed to be, fixtures and a part of the realty  
and are a portion of the security for the indebtedness herein mentioned;