

MORTGAGE

JAN 12 11 49 AM 1955

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE ss:

OLLIE FARNSWORTH
R.M.C.

To ALL WHOM THESE PRESENTS MAY CONCERN:

RICHARD E. POWERS of
Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

Canal Insurance Company, 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 **Eight Thousand Nine Hundred and No/100-Dollars (\$ 8,900.00)**, 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-Nine and 48/100** Dollars (**\$ 49.48**), commencing on the first day of **February**, 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 **January**, 1980.

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: in **Gantt Township** on the north side of **Pecan Drive** being **Lot No. 35** in a subdivision known as **Pecan Terrace** recorded in the **R. M. C. Office for Greenville County in Plat Book "GG", page 9** and being more particularly described as follows, to-wit:

BEGINNING at an iron pin on the north side of **Pecan Drive** at the joint front corner of **Lots Nos. 34 and 35** and running thence with the joint line of said lots **N. 61-24 E. 199 feet** to an iron pin on the rear line of **Lot No. 24**, thence with the rear line of **Lots Nos. 24 and 23 S. 31-22 E. 49 feet** to an iron pin corner of **Lot No. 36**; thence with the line of that lot **S. 55-18 W. 194.9 feet** to an iron pin on the north side of **Pecan Drive**; thence with said Drive **N. 35 W. 70 feet** to the beginning corner.

The above is the same property conveyed to the mortgagor by **Model Homes, Inc.** by deed of even date and 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

The debt secured by the within Mortgage has been paid and satisfied in full and the same is hereby cancelled this twenty-first day of November, 1963
The undersigned, Ollie Farnsworth, Insurance Company
O. F. Farnsworth
Witness: