

MORTGAGE

BOOK 735 PAGE 41

STATE OF SOUTH CAROLINA, } ss:
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
JAN 11 9 34 AM 1958

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Robert E. Holcombe
Greenville, S. C.

of
hereinafter called the Mortgagor, send(s) greetings:
OLLIE F. WORTH

WHEREAS, the Mortgagor is well and truly indebted unto THE INDEPENDENT LIFE AND ACCIDENT INSURANCE COMPANY, a corporation organized and existing under the laws of Florida, 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 Seventy-Six Hundred and No/100- - - - Dollars (\$7600.00), with interest from date at the rate of Five & One Half per centum ( 5 1/2 %) per annum until paid, said principal and interest being payable at the office of The Independent Life and Accident Insurance Company in Jacksonville, Florida, or at such other place as the holder of the note may designate in writing, in monthly installments of Sixty-Two and 10/100- - - - - Dollars (\$62.10), commencing on the 15th day of February, 19 58 and on the 15th day of each month thereafter until the principal and interest are fully paid.

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:

All that certain piece, parcel or lot of land in Greenville County, State of South Carolina, being known as lot # 9 on plat of property of Donaldson Heights, recorded in Plat Book EE at Page 115, in the R.M.C. Office for Greenville County, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southern side of Horseshoe Circle, said iron pin being located at the joint front corner of lots # 8 and 9, and being 213 feet West of the intersection of Fork Shoals Road and Horseshoe Circle, and running thence with the line of lot # 8, S. 27-47 E. 136 feet to an iron pin; thence S. 65-13 W. 92 feet to an iron pin on Horseshoe Circle; thence with Horseshoe Circle, N. 24-47 W. 110 feet to an iron pin; thence with the curve of Horseshoe Circle, the chord of which is N. 18-43 E. 29 feet to an iron pin on Horseshoe Circle; thence continuing with said circle, N. 62-13 E. 65 feet to the beginning corner.

Being the same property conveyed to the mortgagor by deed to be 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 premises are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.