

JUN 24 4 55 PM 1959

MORTGAGE

STATE OF SOUTH CAROLINA, } ss:
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Paul Edward Erskine 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 Seven Thousand, One Hundred & No/100
Dollars (\$ 7,100.00), with interest from date at the rate of Five & One-Fourth per centum
(5 1/4 %) 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-Two and 60/100 ----- Dollars (\$ 42.60),
commencing on the first day of August, 19 59, and on the first day of each month there-
after 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, 19 84.

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 piece, parcel or lot of land with improvements thereon situate,
lying and being in the County of Greenville, State of South Carolina,
about 2 1/2 miles from the City of Greenville, being known and designated
as LOT NO. 61 of a Subdivision known as Shannon Terrace as shown on plat
thereof recorded in Plat Book L, at page 91, R.M.C. Office for Green-
ville County and having, according to a recent Survey made by R. B. Bruce
of the property of Paul Erskine, the following metes and bounds, to wit:

BEGINNING at an iron pin on Brookview Circle at the joint front corner
of Lots 60 and 61, and running thence along Brookview Circle, South
31-00 East 50 feet to an iron pin at the joint front corner of Lots
61 and 62; running thence along the joint line of said lots, South
57-06 West 350 feet to an iron pin; running thence North 28-45 West
100 feet to an iron pin at the joint rear corner of Lots 61 and 60;
running thence along the joint line of said lots, North 65-21 East
347.7 feet to an iron pin on Brookview Circle, the beginning corner.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belong-
ing 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