MORTGAGE: Prepared by Rainey and Fant, Attorneys at Law, Greenville, S. C.

MORTGAGE OF REAL ESTATE STATE OF SOUTH CAROLINA,		nov: 1947. And	
County of Greenville,	3,,		
IArthur_Ca			
WHEREAS,I the said Arthur Co			
in and by my certain promissory note in writing, or	f even date with these presentsam	well and truly indebted to	
in and bymy certain promissory note in writing of Greenville, S. Canal Insurance Company,/in	.C. the full and just sum of Seventy-For	ur Hunared Filty and No	0/100
(\$.7450.00) DOLLARS, to be paid at_Office			
until maturity at the rate ofFour (
installments as follows:	1.	M'	
Beginning on theday ofDe	ecember , 1944 , and on the	lst day of each of mor	ith \mathcal{L}
of each year thereafter the sum of \$_45.15	, to be applied on the interest and pr	incipal of said note, said payments to conti	inue up to and including
the lst day of November	, 19,67_, and the balance of s	said principal and interest to be due and pa	ayable the
lst day of Docombol	129 More aforesaid	11-11-1-1 payments of/\$_	
each are to be applied first to interest at the rate ofF_QUI	c	the principal sup of \$ 7450.00 for	so much thereof as shall,
rom time to time, remain unpaid and the balance of each	monthly payment sh	all be applied on account of plintipal.	
All installments of principal and all interest are parable or installments, or any part hereof, as therein provided, the annum.	in lawful month of the United Mates of Applerication and shall bear simple interest from the date	a; and in the event default is utake in the pa of such default until paid at the rate of four	nyment of any installment yen (74%) per centum per
And if any portion of principal or interest) be at any time then the whole amount evidenced by said note to become case said note, after its maturity should be placed in the harfor the protection of its interests to place, and the holder so for said cases the mortgagor promises to pay all costs and expand to be secured under this mortgage as a part of said deby	imms diately thie, at the option of the holder that of an attorney for suit of Collection, or if before buld place, the said note or this mortgage in the enses including (10%) for cent, of the indebtedness including	hereof, who may see thereon and foreclosore its maturity at should be deemed by the e hands of an attorney for any legal proceess attorneys' fees, this to be added to the	evenant contained herein, see this mortgage; and in the holder thereof necessary edings, then and in either e mortgage indebtedness,
NOW, KNOW ALL MEN That I	the said of Arthur Carson	Spencer, Jr.	
in consideration of the said debt and sum of money afore	said, and for the better securing the payment t	thereof to the said Canal Indust	ance Company
according to the terms of the said fate and all in Angidans	tion of the further sum of TABEE DOLLARS +	me ay .	61
in find and stuly pand by the said	denal Insurance Compan	T B N S	1/2/
at and before the signing of these Presents, the recent the	ereof is hereby acknowledged, have granted, ba	argained, sold and released, and la cese I	Pesents do grant, barga-
in, sell and release unto the said Canal In	surance Company, and its S	uccessors and Applying	
- Y		TO SIMPLE TO THE TOTAL OF THE T	
he harwathed contemporated no	rce or lot of land in Gre	enviale Township Gree	nville County.
State of South Caroling on the	Southeastern side of McDow	Avenue ne the Cit	ty of Greenville
ather shows as Bot No. 7 Mr. Plate	At the property of T 6	Forest Mode Sy J. Coke	Smith & Son on
being shown as Dot No. 1, bn Plat	C Control for Cross 1330	Rope Hone Book "B	" of Pose OO or
May 5% 13/47, recorded win that HAM described as follows:	.C. Office for Greenville	Councy Mar Plac Book A	ar tago sa ar
BHELYNING at a stake on th			
Arch Street, and numning thence	S. 26-30 E. 242.8 feet to	a stake; thence N. 77-	23 E. 82 feet
to a stake at corner of Lot No.	2; thence with the line of	'seid lot, N. 27-50 W.	266 feet to a
stake on McDowe 1/10 Avenue; thence	with the Southeastern sid	e of McDowell Avenue,	S. 60-13 W. 70
feet to the beginning corner.	e de la companya de Regional de la companya de la compa	en e	entre de la companya
Said premises being the sai	me conveyed to the mortgag	or by J.C.Roper by deed	d recorded
herewith.			en e
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Mortgagor covenants and agrees that with the monthly payments of principal and interest he will pay to the mortgagee a pro rata portion of the taxes, assessments, and insurance premiums to become due, as estimated by the mortgagee, so that mortgagee will have sufficient funds on hand to pay taxes, assessments, and insurance premiums thirty days before the delinquency date thereof. Any deficit shall immediately be paid to mortgagee by mortgagor. Monies so held shall not bear interest and upon default may be applied by mortgagee on account of the mortgage indebtedness.