

STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE.

I Vincent A. Pruitt

WHEREAS, SOUTHEASTERN LIFE INSURANCE COMPANY, a corporation chartered under the laws of the State of South Carolina, has issued to

SEND GREETING:

its certain policy of insurance, bearing register date the... day of... and numbered...

agreeing to pay to the beneficiary therein named upon receipt of due proof of the death of the insured, provided premiums have been duly paid and said policy be then in force and be then surrendered properly released, the sum of;

accordance with the terms and conditions of said policy this day duly assigned to SOUTHEASTERN LIFE INSURANCE COMPANY, as evidenced by the note which this mortgage secures; and

Whereas, I the said Vincent A. Pruitt

in and by Mrs. certain promissory note in writing, of even date with these presents, truly indebted to SOUTHEASTERN LIFE INSURANCE COMPANY, a corporation chartered under the laws of the State of South Carolina, in the full and just sum of

(\$ 4,250.00) DOLLARS, to be paid at its Home Office in Greenville, S.C., together with interest thereon from date, at the rate of seven (7%)

on an amortization plan as follows:

In thirty-nine (39) quarterly installments of

each and a final installment of

One Hundred Twenty Five Dollars (\$125.00)

The first installment being payable on the 3rd day of March 1937

The second installment being payable on the 3rd day of June 1937

The third installment being payable on the 3rd day of September 1937

The fourth installment being payable on the 3rd day of December 1937

and the successive installments on the same dates in each succeeding year thereafter, until the entire principal sum with all interest thereon, is paid in full; and in the event default is made in the payment of any installment or installments, or any part thereof, as therein provided, the same shall bear simple interest from the date of such default until paid, at the rate of seven (7%) per centum, per annum.

And if any portion of principal or interest be at any time past due and unpaid, or in case of default in the payment of any premium on said policy of insurance, or if default be made in respect to any condition, agreement or covenant contained herein, then the whole amount evidenced by said note to become immediately due, at the option of the holder thereof, who may sue thereon and foreclose this mortgage, and in case said note, after its maturity should be placed in the hands of an attorney for suit or collection, or if before its maturity, it should be deemed by the holder thereof necessary for the protection of its interests to place, and the holder should place, the said note or this mortgage in the hands of an attorney for any legal proceedings, then in either of said cases, the mortgagor promises to pay all costs and expenses, including ten (10%) per cent. of the indebtedness as attorneys' fees, to be added to the mortgage indebtedness, and to be secured under this mortgage as a part of said debt.

NOW, KNOW ALL MEN, That I Vincent A. Pruitt

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said SOUTHEASTERN LIFE INSURANCE COMPANY, according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to me the said Vincent A. Pruitt

in hand well and truly paid by the said SOUTHEASTERN LIFE INSURANCE COMPANY, at and before the signing of these Presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents, do grant, bargain, sell and release unto the said SOUTHEASTERN LIFE INSURANCE COMPANY.

All that certain piece, parcel or lot of land with the buildings and improvements thereon situate, lying and being outside the corporate limits of the City of Greenville in Greenville Township, County of Greenville, S.C. known and designated as Lot No. 7, Block A on plat of Augusta Court made by R.E. Dalton, April, 1923, and having, according to said plat which is recorded in the R.M.C. Office for Greenville County in Plat Book F, page 124, the following metes and bounds, to-wit:-

Beginning at an iron pin on the north side of a street leading into the Augusta Court, said pin being 200 feet west from the Northwest corner of the intersection of said street and Augusta Road, and thence with the north side of said street S. 52-03 N. 70 feet to an iron pin at the corner of lots 7 and 8 and thence with the joint line of said lots N. 37-57 N. 314 feet to an iron pin; thence N. 55-30 E. 70.03 feet to an iron pin at corner of lot no. 6; thence S. 37-57 E. 309.5 feet to the beginning corner.

This is the identical property conveyed to the mortgagor herein by deed dated March 30, 1931, and recorded in the R.M.C. Office for Greenville County, S.C. in Deeds Vol. 168, page 68.

Privilege is given the borrower to pay the whole balance of the principal of this loan on any interest payment date, upon payment of an anticipation fee of 1% of the amount so paid.