

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

I, E. L. Martin, Send Greeting: Whereas, Southeastern Life Insurance Company, a corporation chartered under the laws of the State of South Carolina, has issued to its certain policy of insurance, bearing register date the first 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 _____ (\$ _____) Dollars, all in accordance with the terms and conditions of said policy this day duly assigned to Southeastern Life Insurance Company, as is evidenced by the note which this mortgage secures; and

Whereas, I the said E. L. Martin, in and by my certain promissory note, in writing, of even date with these presents, am well and 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 Sixty Five hundred (\$6,500.00) Dollars, to be paid at its principal office in Greenville, S.C. payable one (1) year after date, with interest thereon from date, at the rate of seven (7%) per cent. per annum, to be computed and paid semi-annually on the first day of September and March in each year until paid in full: all interest not paid when due to bear interest at the same rate as principal; and if any portion of principal or interest be at any time past due and unpaid or in case of the default in the payment of any premium on said policy of insurance, 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 and in either of said cases the mortgagor promises to pay all costs and expenses including 10 per cent. of the indebtedness as attorneys' fees, this 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, the said E. L. Martin, 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 E. L. Martin, 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 the following three lots, pieces or parcels of land:-

(1) All that piece, parcel or tract of land, situate _____ and being in the County of Greenville, Fairview Township and having the following metes and bounds to wit: Beginning at a Sour wood 3xm, joint corners of E. B. Martin and A. W. Cox, and running thence N. 61.10 W. 26.20 chs. to a stone 3x, E. B. Martin's corner; thence S. 31-30 W. 34.50 chs. to a stone 3x (P.O. Gone) joint corner of E. B. Martin and Percy Brasier; thence S. 63-30 E. 33.10 chs. to a stone 3xm, joint corners of A. W. Cox, and Frank Rice; thence N. 20 E. 34.30 chs. to the beginning corner, containing 10 1/2 acres, more or less, and being the same tract of land conveyed to the mortgagor by J. L. Martin by deed dated February 17th, 1917, and recorded in the R. M. C. Office for Greenville County in Deeds Vol. 46, at page 290.

(2) All that certain tract of land in the County and State aforesaid, in Fairview Township, on waters of Reedy River, bounded by lands of T. L. Woodside, Miss Maggie Thompson and others and having the following metes and bounds:

Beginning at a stone, corner of lands, formerly belonging to T. L. Woodside and M. M. Richardson and running thence S. 29 1/2 W. 37.50 to stone on branch; thence up branch to stone; thence N. 29 1/2 E. 36.80 to stone on T. L. Woodside's line; thence N. 64 W. 13.13 to the beginning corner, containing 49.4 acres, more or less.

Also all that certain tract of land in Fairview Township, County and State aforesaid, adjoining the above described tract, and containing 11 acres, more or less, being the remainder of a 44.4 acre tract deeded to E. F. Rice by J. P. Braslier on Jan. 2, 1918, by deed recorded in R. M. C. Office for Greenville County in Book 45 at page 106, said lands lying on waters of Reedy River and bounded by lands of E. L. Martin, E. F. Rice and others.

ALSO that other tract of land in the County and State aforesaid, containing 92 acres, more or less, bounded by lands of E. F. Rice and lands now or formerly owned by W. R. Fowler, Marion Watson, Y. J. Culbertson, Estate of T. L. Woodside and others, and being the same conveyed to E. F. Rice by W. R. Hammond by deed dated Dec. 1, 1911, recorded in R. M. C. office for Greenville County in Book 49 at page 2. and having the following metes and bounds; Beginning at at a stone on Neely Ferry Road and running thence S. 24 1/2 W. 28.03 along said road to a stone; thence S. 56 1/2 W. 12.20 to stone; thence S. 49 1/2 W. 4.75 to corner on branch; thence down said branch to stone; thence N. 29 1/2 E. 45.93 to stone; thence S. 62 1/2 W. 25.75.

Being the tracts of land conveyed to the mortgagor by deed of E. F. Rice, dated December 29th, 1923, and recorded in the R. M. C. Office for Greenville County in Deeds Volume 92 at page 202.

(3) All that piece, parcel or lot of land in Fairview Township, Greenville County, State of South Carolina, located opposite the Hopewell Public School Grounds and having the following metes and bounds:

Beginning at a point on the branch and running thence N. 29 1/2 E. 36.50 chains to center of Public Road; corner of said School lot; thence along road S. 60 1/2 E. 8.34 chains to center of road; thence S. 33 1/2 W. 20.00 chains to a stone; thence S. 60 1/2 E. 5.00 chains to a stone; thence S. 31 1/2 W. 14.30 chains to center of branch; thence N. 69 1/2 W. down said branch 12.25 chains to the