

MORTGAGE OF REAL ESTATE

PROVINCE, J. H. VARD & MARTIN, GREENVILLE

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE. }

I, Mabel C. Payne
the said Mabel C. Payne

SEND GREETING:

WHEREAS, I, Mabel C. Payne certain promissory note in writing, of even date with these presents, and
and by me 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 Five Thousand &
no. of 100 (\$ 5,000.00) DOLLARS, to be paid at its principal office in Greenville, S. C.

The sum of Five Hundred (\$500.00) Dollars to be paid on the 30th day of January, 1938, and the sum of Five Hundred (\$500.00) Dollars on the 30th day of July, and January of each year thereafter up to and including the 30th day of January, 1942, and the balance remaining unpaid on the 30th day of July, 1942, with the privilege to the borrower to make additional payments on principal or interest on any interest payment date, provided, however that not more than One Thousand (\$1,000.00) Dollars shall be paid at any one time,

with interest thereon from date of this mortgage at the rate of five (5%) per cent. per annum, to be computed and paid annually on the 30th day of January and July 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, 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 on 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 three percent. of the indebtedness as attorney's 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 Mabel C. Payne the said Mabel C. Payne 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 Mabel C. Payne 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 part of lot of land in Block 4 of the City of Greenville, County of Greenville, State of South Carolina, on the south side of East Washington Street and having the following metes and bounds to-wit:

Beginning at an iron pin on the west side of East Washington Street at corner of road now or formerly belonging to Dr. Weldon, and commencing thence with said Weldon line S. 17 N. 100 feet to an iron pin on the old Boyce line; thence N. 71 E. 48 feet to an iron pin; thence N. 19 E. 77 feet to an iron pin in center of a ten foot driveway; thence with the center of said driveway, N. 19 E. 100 feet to an iron pin on the south side of East Washington Street; thence with the south side of East Washington Street, S. 73 E. 46 feet to the beginning point.

Together with the right of the mortgagor herein and to the use of that joint driveway, partly on the above described property and partly on the property adjoining and lying immediately west thereof, which driveway is 10 feet in width, and runs from the south side of East Washington Street to a depth of 102 feet in a southerly direction.

This is the identical property conveyed to the mortgagor herein by deed of Home Building & Loan Association, dated July 2, 1937, and recorded in the P. M. C. office for Greenville County, S. C., in Deeds Volume 194, at page 52.