

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA)

COUNTY OF GREENVILLE)

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, I. M. Owings and Mrs. Cleo C. Owings, of the said County and State,

WHEREAS, we the said I. M. Owings and Mrs. Cleo C. Owings, are indebted to Carolina Life Insurance Company, a corporation under the laws of the State of South Carolina, by our certain promissory note of even date herewith, of which the following is a copy:

\$6,900.00 Greenville, South Carolina, February 26th, 1941.

"For value received, we, or either of us, promise to pay to the order of CAROLINA LIFE INSURANCE COMPANY the principal sum of Six Thousand Nine Hundred and no/100 (\$6,900.00) Dollars, with interest thereon from the date hereof at the rate of five (5%) per cent per annum, said interest and principal sum to be paid in installments as follows:

"Beginning on the 7th. day of March, 1941, and on the Friday of each week thereafter, the sum of Fifteen and no/100 (\$15.00) Dollars, to be applied on the principal and interest of this note until the said principal and interest shall be paid in full. The aforesaid weekly payments of Fifteen and no/100 (\$15.00) Dollars each are to be applied first to interest at the rate of five (5%) per cent per annum on the principal sum of Six Thousand Nine Hundred and no/100 (\$6,900.00) Dollars, or so much thereof as shall from time to time remain unpaid, and the balance of each weekly payment shall be applied on account of principal, all installments of principal and interest of this note being payable at the Home Office of CAROLINA LIFE INSURANCE COMPANY, at Columbia, South Carolina, in lawful money of the United States of America.

"This note and the interest are secured by a Mortgage on real estate, of even date herewith, duly recorded in the office of the Register of Mesne Conveyance, for Greenville County, State of South Carolina.

"If this note is placed in the hands of an attorney for collection, by suit or otherwise, or to enforce its collection, or to protect the security for its payment, we, or either of us, will pay all costs of collection and litigation, together with a ten (10%) per cent attorney's fee.

"All installments of principal and interest of this note shall bear interest after the due date at the rate of five (5%) per cent per annum.

"Upon failure to pay an installment of interest and principal of this note within five (5) days after the same shall become due, then the remaining installments of interest and principal secured by said Mortgage shall at once become due and payable, at the option of the legal holder hereof.

"The makers and endorsers severally waive demand, presentment, protest and notice of protest and expressly agree that this note, or any payment thereunder, may be extended from time to time without in any way affecting the liability of the makers and endorsers hereof."

NOW KNOW ALL MEN, That we the said I. M. Owings and Mrs. Cleo C. Owings in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Carolina Life Insurance Company according to the terms of the said note and also in consideration of the further sum of THREE DOLLARS to us the said I. M. Owings and Mrs. Cleo C. Owings in hand well and truly paid by the said Carolina Life Insurance Company at and before the sealing and delivery 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 Carolina Life Insurance Company:

That certain parcel or tract of land in O'Neal Township, said County and State, and on the East side of the Greer-Gowansville surface-treated road, near Berry's Mill, and as shown by a plat thereof prepared by H. S. Brockman, Surveyor, October 29th, 1940, and containing in the aggregate fourteen and seven-tenths (14.70) acres, and thereon delineated as follows:

Beginning at a pin in the middle of the said road; and running thence along and with the middle of said road as follows: S 5-55 E. 200 feet; S. 13-30 E. 100 feet; S. 26-30 E. 150 feet; S. 26-30 E. 50 feet; S. 24-30 E. 50 feet; thence same course 152 feet; S. 18-15 E. 110 feet; thence same course 100 feet; thence S. 21-45 E. 200 feet; thence S. 24-30 E. 152.5 feet; to an iron pin, cornering with W. M. Henson, making a total frontage on and with said road of 1294.5 feet (less the portion hereafter mentioned therefrom); thence with the Henson line N. 67-00 E. 529 feet to iron pin; cornering with the Fitts Estate; thence with the Fitts Estate line, N. 20-00 W. 1080 feet to iron pin on McCool's Beaver Dam Branch or Creek; thence N. 89 W. 90 feet to pin; thence (crossing Creek) N. 67-45 W. 70 feet; thence S. 83-45 W. 394 feet to the beginning point; and bounded North by lands of C. O. Berry; East by the Fitts Estate; South by W. M. Henson, and west by the said Greer-Gowansville road. This being the same property conveyed to me by C. O. Berry.

The above premises less a lot of about one-fourth of an acre previously conveyed to the Trustee of Free Will Baptist Church, which has a frontage on said road of 100 feet, but with