

MORTGAGE OF REAL ESTATE—G.R.E.M. 9

STATE OF SOUTH CAROLINA,
County of Greenville

I, Lillian G. Cook

SEND GREETING:

WHEREAS, I the said Lillian G. Cook

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 FORTY-FIVE HUNDRED

& NO/100 (\$4,500.00) DOLLARS, to be paid at its Home Office in Greenville, S. C., together with interest thereon from date hereof until maturity at the rate of five (5) per centum per annum, said principal and interest being payable in quarterly installments as follows:

Beginning on the 18th day of June 1941, and on the 18th day of each September, December, March and June each year thereafter the sum of \$ 107.06 to be applied on the interest and principal of said note, said payments to continue up to including the 18th day of December, 1955, and the balance of said principal and interest to be due and payable on the 18th day of March 1956; the aforesaid quarterly payments of \$ 107.06 each are to be applied first to interest at the rate of five (5) per centum per annum on the principal sum of \$ 4,500.00 or so much as shall, from time to time, remain unpaid and the balance of each quarterly payment shall be applied on account of principal.

All installments of principal and interest are payable in lawful money of the United States of America; 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 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 if default be made in respect to any condition, agreement or covenant contained herein, then the whole amount evidenced by said note shall 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 ten (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, Lillian G. Cook 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 Lillian G. Cook 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 at the Northeast corner of the intersection of Pendleton and North Calhoun Streets, in the City of Greenville, County of Greenville, State of South Carolina, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin at the Northeast corner of the intersection of Pendleton and North Calhoun Streets, and running thence with the East side of North Calhoun Street, N. 18-00 E. 150 feet to an iron pin at corner of lot now or formerly of J. E. Sirrine; thence with said Sirrine line, S. 72-00 E. 100 feet to an iron pin; thence S. 18-00 W. 150 feet to an iron pin on the North side of Pendleton Street; thence with the North side of Pendleton Street, N. 72-00 W. 100 feet to the beginning corner.

This is the identical property conveyed to the mortgagor herein by deed of J. E. Sirrine, dated March 17, 1938, and recorded in the R. M. C. Office for Greenville County, S. C., in Deeds Volume 202, at page 430.

Satisfied and Cancelled 1941
South Carolina Life Insurance Company
Andrews, Treas.
RECORDED 1st DAY OF JANUARY 1941
R. M. E. FOR GREENVILLE COUNTY
#14347