

MORTGAGE OF REAL ESTATE

WALKER, EMERY & COGSWELL CO., CHARLESTON, S. C. 14586-9-13-40

STATE OF SOUTH CAROLINA)

GREENVILLE COUNTY)

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, George P. McClenaghan, of the City of Greenville, State of South Carolina, hereinafter spoken of as the Mortgagor, send greetings:

WHEREAS, the said Mortgagor is justly indebted to THE LIFE & CASUALTY INSURANCE COMPANY OF TENNESSEE, a corporation, organized and existing under the laws of the State of Tennessee hereinafter spoken of as the Mortgagee, in the sum of FOURTEEN THOUSAND AND NO/100 (\$14,000.00) DOLLARS lawful money of the United States of America, secured to be paid by certain note or obligation, bearing even date herewith, conditioned for payment at the principal offices of the said LIFE & CASUALTY INSURANCE COMPANY OF TENNESSEE, in the City of Nashville, in the State of Tennessee, of the sum of FOURTEEN THOUSAND AND NO/100 (\$14,000.00) DOLLARS in words and figures as follows:

PRINCIPAL NOTE

SECURED BY MORTGAGE

\$14,000.00

NO.

Greenville, South Carolina, October 11, 1941.

For value received, I or we, promise to pay to THE LIFE & CASUALTY INSURANCE COMPANY OF TENNESSEE Inc., a Tennessee corporation with principal office at Nashville, Davidson County, Tennessee, or order, negotiable and payable without offset, at the Home Office of said Company, Nashville, Tennessee, the sum of FOURTEEN THOUSAND AND NO/100 (\$14,000.00) DOLLARS which together with interest at the rate of $4\frac{1}{2}$ per cent per annum is payable in 240 equal monthly instalments on the 1st day of each calendar month, beginning on the 1st day of November, 1941, each for the sum of Eighty-Eight and 62/100 (\$88.62) Dollars, and each of said instalments including:

(a) Interest calculated on the monthly decreasing balance of said principal sum after the payment of each of the said monthly instalments; and,

(b) A payment on account of amortization of the principal of said loan.

But if default be made in the payment of any one of the said principal or interest instalments or in any of the covenants and agreements in the mortgage hereafter mentioned to be performed by the undersigned, then in that case the whole sum of both principal and interest of this note, shall, at the option of the holder thereof, become due and payable at once, anything hereinbefore provided to the contrary notwithstanding. The makers and endorsers of this note hereby severally waive presentment, demand, protest and notice of dishonor, and also severally waive the benefit of their homestead or other exemptions as to this obligation. In case suit shall be brought for the collection hereof, or the same has to be collected upon demand of an attorney, the makers agree to pay reasonable attorney's fee for making such collections.

This note with interest thereon is secured by a mortgage of even date herewith, executed by the makers hereof unto LIFE & CASUALTY INSURANCE COMPANY OF TENNESSEE to which reference is hereby made for the terms thereof.

For satisfaction to this Mtg. see 190 this book
George P. McClenaghan (L.S.)

Elizabeth M. McClenaghan (L.S.)

NOW, KNOWN ALL MEN, that the said Mortgagor, in consideration of the said debt and sum of money mentioned in the said note and for the better securing payment of the said sum of money mentioned in the said note, with interest thereon, and also for and in consideration of the sum of One Dollar in hand paid by the said Mortgagee, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released and by these presents does grant, bargain, sell, convey and release unto the said Mortgagee and to its successors, legal representatives and assign forever;

All that certain piece, parcel or lot of land, with the buildings and improvements, thereon, situate, lying and being on the south side of SIRRINE Drive, near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lots No. 7 and 8 on plat of property of J. L. Bussey made by R. E. Dalton, Engineer, April, 1924, recorded in the R. M. C. office for Greenville County, S. C., in Plat Book F, page 220, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the south side of SIRRINE Drive, joint front corner of Lots No. 6 and 7, said pin also being 489.34 feet east from the southeast corner of the intersection of SIRRINE Drive and Augusta Road, and running thence with the south side of SIRRINE Drive N. 64-30 E. 193.5 feet to an iron pin on said SIRRINE Drive, the joint front corner of Lots No. 8 and 9; thence with the line of Lot No. 9 S. 24-34 E. 308.3 feet to an iron pin; thence S. 63-50 W. 190.6 feet to an iron pin, joint rear corner of Lots No. 6 and 7; thence with the line of Lot No. 6 N. 25-08 W. 310.7 feet to an iron pin on the south side of SIRRINE Drive, the beginning corner.

This is the same property conveyed to the mortgagor hereby by deed of Ruth S. Hagood, dated February 26, 1941.