

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA, }

COUNTY OF GREENVILLE

LEON KIMMEL MACHINERY COMPANY, INC. -- SEND GREETING:

WHEREAS, _____ the said _____

Leon Kimmel Machinery Company, Inc.

in and by _____ its _____ certain promissory note in writing, of even date with these presents, _____ is _____ well and truly indebted to ~~SOUTHERN LIFE INSURANCE COMPANY,~~ LIBERTY LIFE INSURANCE COMPANY,

a corporation chartered under the laws of the State of South Carolina, in the full and just sum of TWENTY THOUSAND AND NO/100 (\$20,000.00) DOLLARS, to be paid at its principal office in Greenville, S. C. in quarterly installments of Six Hundred Twenty-five (\$625.00) Dollars each beginning July 1, 1946 and continuing thereafter on October 1st, January 1st, April 1st and July 1st of each year thereafter until paid in full

Paid in full and satisfied this the 30th day of January 1947 by Mr. P. Anderson, Treasurer, Liberty Life Insurance Company

with interest thereon from _____ date _____ at the rate of four and one-half (4½%) per cent, per annum, to be computed and paid _____ quarterly _____ on the _____ 1st day of _____ July, October, April 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 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 per cent. 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 _____ the said Leon Kimmel Machinery Company, Inc. in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said ~~SOUTHERN LIFE INSURANCE COMPANY~~ LIBERTY COMPANY according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to _____

the said _____ in hand well and truly paid by the said ~~SOUTHERN LIFE INSURANCE COMPANY,~~ LIBERTY 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 ~~SOUTHERN LIFE INSURANCE COMPANY~~ LIBERTY

All that piece, parcel or lot of land with the buildings and improvements thereon, situate, lying and being in Butler Township, Greenville County, State of South Carolina, on the North side of Super U. S. Highway No. 29, near the City of Greenville, being known and designated as Lots Nos 4 and 5 on plat of property of A. E. Green made by Dalton & Neves, Engineers, in 1939, and recorded in the RMC Office for Greenville County in Plat Book L, at page 113, and having according to said plat, the following metes and bounds when described together:

BEGINNING at an iron pin on the Northwest side of Super U. S. Highway No. 29 at corner of Lot No. 3 and running thence with the Northwestern side of Super U. S. Highway No. 29, N. 50-44 E. 100 feet to an iron pin; thence continuing with the Northwestern side of said Super Highway, N. 50-17 E. 100 feet to an iron pin corner of Lot No. 6; thence with the line of said lot N. 39-43 W. 316.6 feet to an iron pin on White Oak Road; thence with White Oak Road S. 12-36 W. 124.6 feet to an iron pin; thence continuing with White Oak Road S. 30-0 W. 105.4 feet to an iron pin corner of Lot No. 3; thence with the line of said lot, S. 38-47 E. 203.5 feet to the beginning corner.

This being the same property conveyed to the mortgagor herein by deed of Alvin Teat, dated September 12, 1941, and recorded in the RMC Office for Greenville County, in Deeds Volume 238, at page 104.

SATISFIED AND RECEIVED DAY OF JANUARY 1947