

MORTGAGE OF REAL ESTATE—G.R.E.M. 9

STATE OF SOUTH CAROLINA, }
County of GREENVILLE

I, THOMAS A. JULIAN

SEND GREETING:

WHEREAS, I the said Thomas A. Julian

in and by my certain promissory note in writing, of even date with these presents am well and truly indebted to LIBERTY SOUTHERN LIFE INSURANCE COMPANY, a corporation chartered under the laws of the State of South Carolina in the full and just sum of Five Thousand and No/100 - - - - - (\$5,000.00.) 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 four and one-half (4 1/2) per centum per annum, said principal and interest being payable in monthly installments as follows:

Beginning on the 1st day of September, 1946, and on the 1st day of each month of each year thereafter the sum of \$38.25 to be applied on the interest and principal of said note, said payments to continue up to including the 1st day of July, 1961, and the balance of said principal and interest to be due and payable on the 1st day of August, 1961; the aforesaid monthly payments of \$38.25 each are to be applied first to interest at the rate of four and one-half (4 1/2) per centum per annum on the principal sum of \$5,000.00 or so much thereof as shall, from time to time, remain unpaid and the balance of each monthly payment shall be applied on account of principal.

All installments of principal and all 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 until paid 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 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 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, the said Thomas A. Julian in consideration of the said debt and sum of money aforesaid and for the better securing the payment thereof to the said LIBERTY SOUTHERN LIFE INSURANCE COMPANY according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS the said Thomas A. Julian in hand well and truly paid by the said LIBERTY SOUTHERN LIFE INSURANCE COMPANY, at and before the signing of these Presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold, aliened, released, and by these Presents do grant, bargain, sell and release unto the said LIBERTY SOUTHERN LIFE INSURANCE COMPANY.

All of that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, and in Greenville Township, on East Augusta Place Street, and being known and designated as Lot No. 19 of the property of D. W. Cochran and E. C. Cass, as shown on plat thereof recorded in the RMC Office for Greenville County in Plat Book F, at pages 261 and 262, and being shown by a more recent plat prepared by R. E. Dalton, Engineer, June 1941, and having, according to said last mentioned plat, the following metes and bounds, to-wit:-

BEGINNING at an iron pin on the Southern side of East Augusta Place Street, which pin is 1228.3 feet from the Southeastern intersection of East Augusta Place Street and Augusta Road, said pin being the joint front corner of Lots No. 19 and 20, and running thence along the common line of said lots S. 31-30 E. 250.5 feet to an iron pin joint rear corner of said lots; thence S. 58-45 W. crossing a small branch, 60 feet to an iron pin joint rear corner of Lots No. 19 and 18; thence along the common line of said last mentioned lots, N. 31-30 W. 250.2 feet to an iron pin on the Southern side of East Augusta Place Street, joint front corner of Lots No. 18 and 19; thence along the Southern side of East Augusta Place Street, N. 58-30 E. 60 feet to an iron pin, the beginning corner.

This being the same property conveyed to the mortgagor herein by deed of Cecil E. Mahaffey and Esta Reed Mahaffey of even date herewith and to be recorded.

Handwritten notes:
Satisfied in full and of February 1947, Liberty Life Insurance Company.
Paid in full the Liberty Life Insurance Company.
This is the Liberty Life Insurance Company.
LIBERTY SOUTHERN LIFE INSURANCE COMPANY
GREENVILLE, S. C.
RECORDED
FOR GREENVILLE COUNTY, S. C.
2398