

MORTGAGE OF REAL ESTATE-G.R.E.M. 9

STATE OF SOUTH CAROLINA,
County of GREENVILLE

Baker Holding Co.

SEND GREETING:

WHEREAS, the said Baker Holding Co.

in and by its certain promissory note in writing, of even date with these presents is well and truly indebted to LIBERTY LIFE INSURANCE COMPANY, a corporation chartered under the laws of the State of South Carolina, in the full and just sum of thirty-two thousand, five hundred (\$32,500.00 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 four (4%) per centum per annum, said principal and interest being payable in monthly installments as follows:

Beginning on the 21st day of November, 1946, and on the 21st day of each month of each year thereafter the sum of \$ 240.50, to be applied on the interest and principal of said note, said payments to continue up to including the 21st day of September, 1961, and the balance of said principal and interest to be due and payable on the 21st day of October, 1961; the aforesaid monthly payments of \$ 240.50 each are to be applied first to interest at the rate of four (4%) per centum per annum on the principal sum of \$ 32,500.00 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 ~~ten (10%) percent of the indebtedness as attorneys' fees, this~~ a reasonable ~~to be added to the mortgage indebtedness, and to be secured under this mortgage as a part of said debt.~~ these

NOW, KNOW ALL MEN, That Baker Holding Co. the said Baker Holding Co. in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said LIBERTY LIFE INSURANCE COMPANY according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to it the said Baker Holding Co. in hand well and truly paid by the said 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 LIBERTY LIFE INSURANCE COMPANY.

All that piece, parcel or lot of land in Greenville County, South Carolina, in Greenville Township, in the City of Greenville, on the northwest side of Pendleton Street, together with the improvements situate thereon, said lot having the following metes and bounds:

BEGINNING at an iron pin at the southeast corner of the lot owned by H. K. Townes, et al, which iron pin is 100 feet east of the intersection of Markley and Pendleton Street, and running thence along the northwest side of Pendleton Street N. 71-46 E. 63.8 feet to pin; thence N. 17-56 W. 148.2 feet to pin; thence S. 71-24 W. 63.8 feet to iron pin; thence S. 17-56 E. 147.5 feet to the point of beginning, being the same lot of land conveyed to the mortgagor herein by Hattie C. Carpenter, et al, by deed dated October 4, 1945, recorded in book 281, page 203.

*Paid and satisfied in full
this 16th day of August 1953
By: J. J. Shannan
Assistant Secretary*

*Witnesses:
Bert W. Puckett
Bert Shannan*



SATISFIED AND CANCELLED OF RECORD
70 DAY OF
1953
R. W. C. FOR GREENVILLE COUNTY, S. C.
AT 9:25 O'CLOCK P. M. NO. 21133