

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

STATE OF SOUTH CAROLINA,
County of GREENVILLE

I, J. W. RAWLINGS

SEND GREETING:

WHEREAS, I the said J. W. Rawlings

in and by MY certain promissory note in writing, of even date with these presents am 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 Fifteen thousand

(\$15,000.00 DOLLARS, to be paid at its Home Office in Greenville, S. C., as follows: The sum of \$937.50 to be paid on the principal on the 16th day of January 1948 and the sum of \$937.50 on the 16th day of July and January

of each year thereafter until said principal indebtedness is paid in full together with interest

thereon from the date hereof until maturity at the rate of four and one-half (4 1/2%) per centum per annum to be computed and paid semi-annually until paid in full.

the day of

the day of

of

and the balance of each 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%) 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 J. W. Rawlings 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 me the said J. W. Rawlings 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 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 Martin Street and Riley Street (sometimes referred to as Reilly Street) in the City of Greenville, County of Greenville, State of South Carolina, and having, according to survey made by R. E. Dalton, Engineer, April 1945, the following metes and bounds, to-wit:-

BEGINNING at an iron pin at the Northeast corner of the intersection of Riley Street and Martin Street and running thence along the North side of Riley Street, S. 68-51 E. 116.25 feet to an iron pin on the North side of Riley Street at the East corner of a brick wall; thence with the East face of said brick wall, N. 21-40 E. 50.30 feet to an iron pin at the Northeast corner of said wall on the South side of right-of-way of the Piedmont & Northern Railway Company; thence with the South edge of the right-of-way of the Piedmont & Northern Railway Company N. 68-40 W. 114.75 feet to an iron pin on the East side of Martin Street; thence along the East side of Martin Street, S. 22-39 W. 50.67 feet to the beginning corner.

Together with all my right, title and interest in and to that railroad spur track or side track lying along the North edge of the above property with the right to use and enjoy the same.

Paid in full and satisfied this the 13th day of February 1952.

Liberty Life Insurance Company

By: Wm. P. Anderson Treasurer

Witnesses:

Witness W. M. Shore

Doris U. Adair

SATISFIED AND CANCELLED OF RECORD 18 DAY OF FEBRUARY 1952 R. M. C. FOR GREENVILLE COUNTY, S. C. AT 3:16 O'CLOCK P. M. NO. 3993