

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

STATE OF SOUTH CAROLINA,
County of GREENVILLE

I, R. W. ELLISON

SEND GREETING:

WHEREAS, I the said R. W. Ellison

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 Three Thousand - - - - -

(\$3,000.00) 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 29th day of December, 1947, and on the 29th day of each month of each year thereafter the sum of \$31.11, to be applied on the interest and principal of said note, said payments to continue up to including the 29th day of October, 1957, and the balance of said principal and interest to be due and payable on the 29th day of November, 1957; the aforesaid monthly payments of \$31.11 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 \$3,000.00 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 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, R. W. Ellison, the said R. W. Ellison, 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 the said R. W. Ellison, the said LIBERTY LIFE INSURANCE COMPANY, at and before the signing of these Presents, the receipt thereof is hereby acknowledged, and the same have been granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said LIBERTY LIFE INSURANCE COMPANY.

RECORDED AND INDEXED IN PLAT BOOK Q M. NO. 200

All that certain piece, parcel or lot of land situated in and being in Greenville Township, County of Greenville, State of South Carolina, near the City of Greenville, on the South side of Phillips Lane, and being known and designated as Lot No. 5, as shown on revised plat of property of T. F. Huguenin and J. T. Douglas, prepared by Haskell H. Martin, Arch., November 28, 1946, which plat is recorded in Plat Book "Q", at page 200, R.M.C. Office, Greenville County, S. C. and having according to said plat the following metes and bounds, to-wit:-

BEGINNING at a point on the South side of Phillips Lane at the joint front corner of Lots Nos. 4 and 5, and which point is 607.4 feet S. 47-11 W. from the intersection of the South side of Phillips Lane with the West side of the Augusta Road; and running thence along the joint line of Lots 4 and 5, S. 42-49 E. 153.8 feet; thence S. 47-11 W. 70 feet to joint rear corner of Lots 5 and 6; thence along joint line of Lots Nos. 5 and 6, N. 42-49 W. 153.8 feet to point on South side of Phillips Lane; thence along South side said Lane, N. 47-11 E. 70 feet to point of beginning.

Handwritten notes and signatures: 'Paid in full', 'Satisfied this the 1st day of February, 1948', 'Subscribed by R. W. Ellison', 'Witnesses: M. S. ...', 'CORPORATION SEAL'.