

State of South Carolina

County of

FILED GREENVILLE CO. S. C.

JAN 9 4 55 PM 1948

OLLIE FARNSWORTH R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Frank A. Ulmer and Helen L. Ulmer

SEND GREETING:

WHEREAS, We the said Frank A. Ulmer and Helen L. Ulmer

in and by OUR certain promissory note in writing, of even date with these Presents ARE well and truly indebted to the LIBERTY LIFE INSURANCE COMPANY, a corporation chartered under the laws of the State of South Carolina, in the full and just sum of Eight Thousand (\$8,000.00) 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 instalments as follows: Beginning on the 9th day of February, 1948, and on the 9th day of each month of each year thereafter the sum of \$72.08 to be applied on the interest and principal of said note, said payments to continue up to and including the 9th day of December, 1959, and the balance of said principal and interest to be due and payable on the 9th day of January, 1960; the aforesaid monthly payments of \$72.08 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 \$8,000.00 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 instalments 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 instalment or instalments, 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 at any time any portion of principal or interest shall be past due and unpaid, or if default be made in respect to any condition, agreement or covenant contained herein, then the whole sum of the principal of said note remaining at that time unpaid together with the accrued interest, shall become immediately due and payable, at the option of the holder thereof, who may sue thereon and foreclose this mortgage; and if 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 such cases the mortgagor promises to pay all costs and expenses including a reasonable attorney's fee, these 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 We, the said Frank A. Ulmer and Helen L. Ulmer

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 US

the said Frank A. Ulmer and Helen L. Ulmer 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, Its Successors and Assigns, forever:

All that certain piece, parcel or lot of land with the buildings and improvements thereon situate and being on the West side of Jones Avenue in the City of Greenville, County of Greenville, State of South Carolina, being shown as Lots 6 and 7 on Plat of Property of Parrish, Gower and Martin, made by Dalton & Neves, Engrs., April 1930, recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book "H", page 176, and having according to said Plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the West side of Jones Avenue, at joint front corner of Lots 7 and 8, said pin being 201.8 feet South from the Southwest corner of the intersection of Jones Avenue and Pearl Avenue and running thence with the line of Lot 8 N. 89-12 W. 175 feet to an iron pin on the East side of a 15 foot alley; thence with the East side of said alley S. 0-48 W. 122 feet to an iron pin; thence with the line of Lot 5 S. 89-12 E. 175 feet to an iron pin on the West side of Jones Avenue; thence with the West side of Jones Avenue N. 0-48 E. 122 feet to the beginning corner.

This property was conveyed to us by deed of C. B. Martin and Verner Ross, recorded in the R. M. C. Office for Greenville County, South Carolina in Volume 273, page 235 and Volume 280, page 207.

Paid in full and satisfied on this the 20th day of January, 1958

Witness: Willie H. Ramsey, Boris E. Bahner

Liberty Life Insurance Company by: B. W. Cleveland assistant secretary

27 Jan 57 Ollie Farnsworth