

State of South Carolina,

County of GREENVILLE

I, Lewis J. Turner, of Greenville County, South Carolina,

SEND GREETING:

WHEREAS, I the said Lewis J. Turner

in and by my certain promissory note in writing, of even date with these presents am well and truly indebted to Canal Insurance Company in the full and just sum of four thousand, six hundred fifty and NO/100 (\$ 4650.00) DOLLARS, to be paid at Canal Ins. Co. office, in Greenville, S. C., together with interest thereon from July 1, 1946 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 1st day of August 1946 and on the 1st day of each month of each year thereafter the sum of \$ 28.18, to be applied on the interest and principal of said note, said payments to continue up to and including the 1st day of July 1966, and the balance of said principal and interest to be due and payable on the 1st day of July 1966; the aforesaid monthly payments of \$ 28.18 each are to be applied first to interest at the rate of four (4%) per centum per annum on the principal sum of \$ 4650.00 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 hereof, as herein provided, including any past due taxes or insurance premiums, the same shall bear simple interest from the date of such default until paid at the rate of four 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 Lewis J. Turner, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Canal 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 Lewis J. Turner, the said Canal Insurance Company in hand and truly paid by the said Canal Insurance Company at and before the signing of these Presents, the receipt thereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said Canal Insurance Company, its successors and assigns:

All that certain lot of land situate, lying and being on the Northwest side of Bates Street Extension (also known as Furman Road), being known and designated as lot No. 9 according to plat of property owned by Central Realty Corporation made by Pickell & Pickell, April 30, 1946, recorded in the R. M. C. Office for said Greenville County in Plat Book P, page 57, and having according to said plat the following metes and bounds:

BEGINNING at a stake on said Bates Street Extension (or Furman Road), at the joint corner of lots Nos. 8 and 9, and running thence with the said Furman Road, S. 32-26 W. 50 feet to a point, joint corner of lots Nos. 9 and 10; thence along the joint line of said lots Nos. 9 and 10, N. 57-34 W. 140 feet to a point, joint rear corner of said lots Nos. 9 and 10; thence N. 32-26 E. 50 feet to a point, joint rear corner of lots Nos. 8 and 9; thence along the joint line of said lots Nos. 8 and 9, S. 57-34 E. 140 feet to the point of beginning, joint corner of lots Nos. 8 and 9 on the said Bates Street Extension (or Furman Road).