

State of South Carolina,

County of GREENVILLE,

7 12 1943

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, JULIA PHILLIPS TRAXLER SEND GREETING: WHEREAS, I the said Julia Phillips Traxler,

in and by MY certain promissory note in writing, of even date with these Presents all 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 & No/100 (\$ 8,000.00) DOLLARS, to be paid at its Home Office in Greenville, S. C., as follows:

PAYABLE one (1) year after date, with interest at the rate of Five (5%) per annum, to be paid annually.

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 I, the said Julia Phillips Traxler, 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 Julia Phillips Traxler, 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, same lying and being on the North side of Fernwood Lane in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lots 40 and 41 on Plat of Cleveland Forest made by Dalton & Neves, Engineers, May 1940, recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book "K", at Pages 45-47, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of Fernwood Lane at joint corner of Lots 39 and 40 and running thence with the line of Lot 39, N. 17-44 W. 140.6 feet to an iron pin; thence with the rear line of Lots 75 and 76, S. 72-16 W. 120 feet to an iron pin; thence with the line of lot 42, S. 17-44 E. 151 feet to an iron pin on the North side of Fernwood Lane; thence with the North side of Fernwood Lane, N. 67-16 E. 120.4 feet to the beginning corner.

Being the same property conveyed to me by David G. Traxler by deed dated April 17, 1943 and recorded in the R.M.C. Office for Greenville County, S.C., in Deed Book 252, Page 397.

Handwritten notes and signatures at the bottom of the page, including the name 'J. Phillips Traxler' and other illegible markings.