

MORTGAGE OF REAL ESTATE

VOL 44 PAGE 506

State of South Carolina

County of GREENVILLE

FILED GREENVILLE CO. S. C.

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OLLIE FARNSWORTH R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WE, L. C. JULIAN AND W. B. SINGLETON

SEND GREETING:

WHEREAS, we the said L. C. Julian and W. B. Singleton

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 Twenty Thousand and no/100 (\$20,000.00) DOLLARS, to be paid at its Home Office in Greenville, S. C., as follows:

The sum of \$500.00 to be paid on the principal on the 23rd day of February, 1950, and the sum of \$500.00 on the principal on the 23rd day of May, August, November, and February of each year thereafter until said principal 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 23rd of February, 1950, & quarterly thereafter until paid in full.

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 L. C. Julian and W. B. Singleton

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 L. C. Julian & W. B. Singleton 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 improvements thereon situate, lying and being on the Southerly side of Laurens Road in that area recently annexed to the City of Greenville, in County of Greenville, State of S. C., being shown as part of lot 23 and part of lot 21 on plat entitled Laurens Road Subdivision prepared by R. A. Moore March 25, 1945, which plat is recorded in plat book 0, at page 116, R.M.C. office, Greenville County, S.C., and having according to a recent plat and survey in March, 1947, by Dalton & Neves, Engineers, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southerly side of Laurens Road at common corner of the mortgagors and property now or formerly belonging to Leake; thence along the line of Leake property S 59-22 W 169.2 feet to an iron pin in line of lot 21; thence N 30-40 W 10 feet to an iron pin in line of lot 25; thence S 61-53 W 75 feet to an iron pin joint rear corner of lots 21 and 19; thence along joint line of said lots S 30-40 E 97.4 feet to a point; thence through the center of lots 21 N 61-53 E 75 feet to an iron pin; thence N 59-38 E 211 feet to an iron pin on the Southerly side of Laurens Road; thence with the Southerly side of said road as the line N 55-42 W 96 feet to point of beginning.

Paid in full and satisfied on this 24th day of May, 1954.

Witness: Liberty Life Ins. Co. Ollie Farnsworth R.M.C. 1121