

MORTGAGE: Prepared by Rainey and Fant, Attorneys at Law, Greenville, S. C.

State of South Carolina,

COUNTY OF GREENVILLE

RECORDED

FEB 7 5 0 PM 1951

ALLIE WAINSWORTH R.H.C.

Herman N. Hipp and Jane F. Hipp

WHEREAS, we the said Herman N. Hipp and Jane F. Hipp SEND GREETING:

in and by OUR certain promissory note in writing, of even date with these presents are well and truly indebted to The Surety Life Insurance Company in the full and just sum of Twenty Thousand and No/100 (\$ 20,000.00) DOLLARS, to be paid

in Greenville, S. C., together with interest thereon from date hereof 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 7th day of March, 1951, and on the 7th day of each month of each year thereafter the sum of \$ 148.00, to be applied on the interest and principal of said note, said payments to continue up to and including the 7th day of January 1966, and the balance of said principal and interest to be due and payable on the 7th day of February 1966, the aforesaid monthly payments of \$ 148.00 each are to be applied first to interest at the rate of four (4) per centum per annum on the principal sum of \$ 20,000.00 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 hereof, 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 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 (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 we the said Herman N. Hipp and Jane F. Hipp, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said The Surety 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 Herman N. Hipp and Jane F. Hipp in hand and truly paid by the said The Surety Life 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 The Surety Life Insurance Company, its successors and assigns, forever:

All that certain piece, parcel or lot of land with the buildings and improvements thereon situate, lying and being on the Northeast side of Byrd Boulevard, in that area recently annexed to the City of Greenville, in Greenville County, State of South Carolina, being shown as Lot No. 228 on Plat of Traxler Park, made by R. E. Dalton, Engineer, March 1923, recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book "F", pages 114-115, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northeast side of Byrd Boulevard at joint front corner of Lots 227 and 228, said pin being 80 feet in a Southeasterly direction from the point where the Northeast side of Byrd Boulevard intersects with the Southeast side of Woodvale Avenue and running thence with the line of Lot 227 N. 29-32 E. 197 feet to an iron pin; thence S. 57-40 E. 75.08 feet to an iron pin; thence with the line of Lot 229 S. 29-32 W. 193.5 feet to an iron pin on the Northeast side of Byrd Boulevard; thence along the Northeast side of Byrd Boulevard N. 60-28 W. 75 feet to the beginning corner.

This is the same property conveyed to the mortgagors by deed of Mabel G. Lynn to be recorded herewith.

*Paid in full and satisfied on this etc 21st day of April, 1958.*

*The Surety Life Ins. Co.  
By: William T. Evans  
Asst. Treas.*

*Witness:  
T.C. O'Donnell  
Ralph L. Brown Jr.*

*23 April 58  
Allie Wainsworth  
A 9548*