

FILED GREENVILLE CO. S. C.

State of South Carolina,

JUL 23 10 55 AM 1966

County of GREENVILLE

ELLIE FARRINGTON R.M.O.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

HELENE T. CHARLOTTE

(herein called mortgagor) SEND GREETING:

WHEREAS, the said mortgagor Helene T. Charlotte

in and by a certain promissory note in writing, of even date with these Presents is 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 Ten Thousand and No/100- (\$10,000.00) 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 five (5%) per centum per annum, said principal and interest being payable in monthly instalments as follows: Beginning on the 23rd day of July, 1951, and on the 23rd day of each month of each year thereafter the sum of \$ 79.10 to be applied on the interest and principal of said note, said payments to continue up to and including the 23rd day of May, 1966, and the balance of said principal and interest to be due and payable on the 23rd day of June, 1966; the aforesaid monthly payments of \$ 79.10 each are to be applied first to interest at the rate of five (5%) per centum per annum on the principal sum of \$ 10,000.00 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 and 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 the said mortgagor, 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 the said mortgagor 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, has granted, bargained, sold and released, and by these Presents does grant, bargain, sell and release unto the said LIBERTY LIFE INSURANCE COMPANY, its successors and assigns, forever:

All that parcel or lot of land with the improvements thereon situate at the Southwest corner of the intersection of North Main Street and Rutherford Road (sometimes referred to as the Old Spartanburg Road or Camp Road), being shown as the greater portion of Block "D", on a plat of property known as Northgate, recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book "H" at page 13 (also recorded in Plat Book "G" at pages 135-136), and having according to said plat and a recent survey made by R. M. Dalton, Engineer, June 22, 1951, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the West side of North Main Street at joint corner of Block "D" and Lot 9 of Block "B", and running thence along the line of Lot 9, N 75-55 E 99.2 feet to an iron pin; thence along the line of Lot 10, Block "B", N 49-50 W 100.3 feet to an iron pin on the Southeast edge of the Rutherford Road; thence along the Northeast side of the said Rutherford Road, N 57-28 E 148 feet to an iron pin; thence continuing with the South side of Rutherford Road, N 78-25 E 13.2 feet to an iron pin at the Southwest corner of the intersection of Rutherford Road and North Main Street; thence with the West side of North Main Street S 0-28 W 167.4 feet to the beginning corner.

This is all of that property conveyed to the mortgagor by deed of Beatrice E. Bates, February 25, 1948, recorded in Deed Book 139 at page 403, less however, a triangular lot at the intersection of Rutherford Road and North Main Street conveyed to the City of Greenville by the Mortgagor for street purposes which is shown by deed recorded in Deed Book 435 at page 247, R.M. C. Office for Greenville County.

Paid in full...