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PENN MUT. LIFE INS. CO.	
FORM	TERMS
2074	Free
7/7/52	7/8/52
LAW DEPT.	MTC. DEPT.

# MORTGAGE

BOOK 536 PAGE 63

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

ss.

TO ALL WHOM THESE PRESENTS MAY CONCERN: Lewis Plaza, Inc., a corporation incorporated under the laws of the State of South Carolina,

, hereinafter called "Mortgagors,"

whether one or more, send greetings:

WHEREAS, Mortgagors are indebted to THE PENN MUTUAL LIFE INSURANCE COMPANY, a Pennsylvania corporation, hereinafter called "Mortgagee," as evidenced by a Note of even date herewith, the terms of which are incorporated herein by reference, for the payment of the principal sum of Two Hundred Thirty-five Thousand Dollars (\$ 235,000.00) lawful legal tender money of the United States of America, as follows:

\$3,000.00 on principal, payable quarterly on the 17th day of the months of October, January, April and July, in each and every year after date until the 17th day of July, 1967, when the entire principal balance of \$58,000.00 shall be due and payable,

together with interest thereon from date hereof, payable quarterly in like money at the rate of four and one-quarter (4 1/4 %) per annum on the seventeenth day of the months of October, January, April and July until the maturity of said Note, and if not so paid to bear interest at the same rate as the principal debt; said principal sum to bear interest after maturity at the rate of six per cent (6%) per annum, payable on the same date as succeeding payments of principal and interest shall become due, and that Mortgagors will pay ten per cent (10%) of the amount then due, in addition to the principal and interest, as attorney's fees, if placed in the hands of an attorney for collection, after default.

NOW, KNOW ALL MEN, that Mortgagors, in consideration of the aforesaid debt and for better securing the payment thereof to Mortgagee, and also in consideration of the further sum of One Dollar (\$1.00) to Mortgagors in hand well and truly paid by Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold, assigned, and released, and by these presents do grant, bargain, sell, assign, and release unto Mortgagee, its successors and assigns, the following described property situated in the County of Greenville, State of South Carolina; in the City of Greenville, Greenville Township, with the buildings and improvements thereon, on the south side of Augusta Road (U. S. Highway No. 25) in a subdivision known as Lewis Plaza, as shown by plat of Dalton & Neves, Engineers, dated June, 1952, and recorded in the Office of the R. M. C. for Greenville County in Plat Book BB, Page 54 & 55 and having according to said plat the following metes and bounds, courses and distances, to-wit:

BEGINNING At an iron pin at the southeast corner of the intersection of Augusta Road (U. S. Highway No. 25) and Aberdeen Avenue, and running thence along the east side of Aberdeen Avenue, S. 23-45 W. 387.15 feet to an iron pin at the northeast corner of the intersection of Aberdeen Avenue and South Plaza; thence along the north side of South Plaza, S. 66-15 E. 95 feet to an iron pin at the northwest corner of the intersection of South Plaza and West Plaza; thence along the west side of West Plaza N. 23-45 E. 352.95 feet to an iron pin on the south side of the Augusta Road (U. S. Highway No. 25) at the southwest corner of the intersection of Augusta Road (U. S. Highway No. 25) and West Plaza; thence along the south side of Augusta Road N. 46-27 W. 100.96 feet to the beginning corner, being bounded on the north by Augusta Road (U. S. Highway No. 25), on the east by West Plaza, on the south by South Plaza and on the west by Aberdeen Avenue.

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