

FILED
GREENVILLE CO. S. C.

BOOK 741 PAGE 507

MAR 26 2 56 PM 1958

OLLIE FARNSWORTH
R. M. C.

THE STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETING:

WHEREAS We the said **Homer Lancianese and Umberto N. Lancianese** are indebted unto CAROLINA LIFE INSURANCE COMPANY, of Columbia, South Carolina, by our promissory note, in writing, of even date herewith, of which the following is a copy:

\$ 60,000.00 Greenville, South Carolina, March 26th, 19 58

"For value received, the undersigned promises to pay to the order of CAROLINA LIFE INSURANCE COMPANY the principal sum of **Sixty Thousand (\$60,000.00)** Dollars, with interest thereon from date hereof at the rate of **six** per cent. per annum, said interest and principal sum to be paid in installments as follows:

"Beginning on the **26th** day of **April**, 19 58, and on the **26th** day of each month thereafter, the sum of **Five Hundred Eighty-five and 60/100 (\$585.60)** Dollars, to be applied on the principal and interest of this note until the **26th** day of **March**, 19 70, when any balance remaining due on principal, with accrued interest, shall be payable in full. The aforesaid monthly payments of **Five Hundred Eighty-five and 60/100 (\$585.60)**

Dollars each are to be applied first to interest at the rate of **six** per cent. per annum on the principal sum of **Sixty Thousand (\$60,000.00)** Dollars,

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 interest of this note being payable at the Home Office of the CAROLINA LIFE INSURANCE COMPANY, at Columbia, South Carolina, in lawful money of the United States of America.

"This note and the interest are secured by a mortgage on real estate of even date herewith, duly recorded in the office of the **R. M. C.** for **Greenville** County, South Carolina.

"If this note is placed in the hands of an attorney for collection, by suit or otherwise, or to enforce its collection, or to protect the security for its payment, **the undersigned** will pay all costs of collection and litigation together with a ten (10%) per cent. attorney's fee.

"All installments of principal and interest of this note shall bear interest after the due date at the rate of six (6%) per cent. per annum.

"Upon failure to pay an installment of principal and interest of this note within fifteen days after due, then the remaining installments of interest and principal secured by said mortgage shall at once become due and payable, at the option of the legal holder hereof.

"The makers and endorsers severally waive demand, presentment, protest and notice of protest and expressly agree that this note, or any payment thereunder, may be extended from time to time without in any way affecting the liability of the makers and endorsers hereof. **three (3%)**

"The payment of this note may be anticipated in whole or in part at any time, but a penalty of ~~two (2%)~~ **three (3%)** per cent. will be charged for such anticipatory payments made prior to ~~three (3)~~ **five (5)** years from date."

NOW, KNOW ALL MEN, That We the said **five (5)** **Homer Lancianese and Umberto N. Lancianese** for and in consideration of the said debt and sum of money **nese** aforesaid, and for the better securing the payment thereof to the said CAROLINA LIFE INSURANCE COMPANY, of Columbia, South Carolina, according to the terms of the said note and also in consideration of the further sum of **THREE DOLLARS** to us the said **Homer Lancianese and Umberto N. Lancianese**

in hand well and truly paid by the said CAROLINA LIFE INSURANCE COMPANY at and before the sealing and delivery 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 CAROLINA LIFE INSURANCE COMPANY:

All those certain pieces, parcels, or lots of land with all the improvements thereon, situate lying and being in Greenville Township, Greenville County, State of South Carolina on the South-east corner of Augusta Road (U.S. Highway No. 25) and Grove Road (U.S. Highway No. 29) and being shown and designated as Lots 10, 11, and 12 of Block N, on plat of O. P. Mills Subdivision recorded in Office of R.M.C. for Greenville County in Plat Book 6 at Page 176. Said property also being shown as Spanish Motor Court on Plat of property of Florence Hillhouse Landreth dated February, 1950, by R. W. Dalton, RLS, and according to said plats having the following bearings

For Assignment see R. C. M. Book 870 Page 567.
For Modification see R. C. M. Book 876 Page 57.

For Assignment see R. C. M. Book 1014 Page 466.

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Ollie Farnsworth
R. M. C. #15561