

STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS *He, James McCreary, H.B. Bates and L.M. Williams*

are well and truly indebted to *The Southern Life & Trust Company*

in the full and just sum of *Nine Thousand (9000.00) and 20/100*

Dollars, in and by *my* certain promissory note in writing, of even date herewith, due and payable on the

day of *192*, *three (3) years after date*

with interest from *January 5, 1923*

at the rate of *Six (6%)* per centum per annum until paid; interest to be computed and paid annually

and if unpaid when due to bear interest at same rate as principal until paid, and I have further

promised and agreed to pay ten per cent. of the whole amount due for attorney's fees, if said note be collected by an attorney or through legal proceedings of any

kind, reference being hereunto had will more fully appear.

NOW, KNOW ALL MEN, That *He* the said *James McCreary, H.B. Bates, and L.M. Williams*

in consideration of the said debt and sum of money aforesaid, and for the better

securing the payment thereof according to the terms of the said note and also in consideration of the further sum of Three Dollars to me

in hand well and truly paid 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 *The Southern Life and Trust*

Company

all that piece, parcel, tract or lot of land situated in *Greenville*

Township, Greenville County, State of South Carolina, on *College Street*, having the following metes and bounds,

to-wit: Beginning at an iron pin on College Street, corner of Simon Lot, and running thence with the line of his lot S. 21 W. 99 feet to iron pin; thence S. 58 E. 59 feet to iron pin; thence N. 20-50 E. 102 feet, more or less, to iron pin on College Street; thence with said Street N. 56-28 W. 43 feet to bend; thence still with said Street N. 62-09 W. 14 feet, more or less, to iron pin, the beginning corner. Being a portion of the same lot of land conveyed to us by W.E. Rush, L.A. James and R.S. Aiton, by deed dated February 21, 1920, recorded in R.M.C. Office for Greenville County in Vol. 68, page 124.

And it is understood and agreed that this mortgage is executed and accepted upon the following conditions: That the mortgagors, or one of them, shall insure his life in some reputable insurance Company, doing business in the State of South Carolina, in a sum not less than \$10,000.00, and shall keep the said policy of insurance in force during the period for which said note and mortgage shall run, which said policy of insurance shall be assigned to the Company herein as collateral security for the debt hereby secured, and in the event of the death of the said assured during the period for which said note and mortgage may run, it shall be the duty of the Company herein named at the request of the holder of said note and mortgage, or of the Guarantor herein named, to declare all of said indebtedness due and payable immediately, collect the amount due on the said policy of insurance and apply the proceeds to the payment of any of said indebtedness then remaining unpaid, together with all interest and any sums paid by the holder or holders of said note and mortgage, or by the Guarantor, for taxes, insurance or to remove prior liens or incumbrances and to the discharge of the debt herein created, including any expense incurred in discharging said debt, rendering the overplus, if any, to the legal representatives of the mortgagors, or to the beneficiary or beneficiaries under the said policy or policies as the case may be: But, if the mortgagors shall fail to pay the premiums of the said policy or policies of insurance, as the same shall be come due and payable, then, upon the application of the Guarantor, it shall be the duty of the Company hereinbefore named to declare all of the said indebtedness immediately due and payable and to advertise and convey the said property and distribute the proceeds as hereinbefore set out.

For another Probate to this mortgage, see mtg. book 50 page 207.

For a release to this mortgage, see mtg. book 50 page 547.