

FILED VII 385 43
GREENVILLE CO. S. C.

State of South Carolina

APR 3 11 27 AM 1948

County of GREENVILLE

OLLIE FARNSWORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

J. H. Cartee and Virginia H. Cartee

SEND GREETING:

WHEREAS, We the said J. H. Cartee and Virginia H. Cartee

in and by OUR certain promissory note in writing, of even date with these Presents ARE 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 Forty-Eight Hundred (\$4800.00) 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 3rd day of May, 1948, and on the 3rd day of each month of each year thereafter the sum of \$50.93 to be applied on the interest and principal of said note, said payments to continue up to and including the 3rd day of March, 1958, and the balance of said principal and interest to be due and payable on the 3rd day of April, 1958, the aforesaid monthly payments of \$50.93 each are to be applied first to interest at the rate of five (5%) per centum per annum on the principal sum of \$4800.00 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 or this 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 We the said J. H. Cartee and Virginia H. Cartee, 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 US the said J. H. Cartee and Virginia H. Cartee 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, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said LIBERTY LIFE INSURANCE COMPANY, its Successors and Assigns, forever:

All that certain piece, parcel or tract of land together with the buildings and improvements thereon, situate, lying and being in Chick Springs Township, School District 9E, Greenville County, State of South Carolina, on the Southeast side of the Reid School Road, containing 15- $\frac{1}{2}$ acres more or less, and having the following metes and bounds, to wit:

BEGINNING at an iron pin at a P. O. on the East side of the Reid School Road, which point is located North of the driveway leading to the present house on said premises; and running thence along the East side of said road, S. 5-00 E. 416 feet, more or less, to a point, which point is the Northwestern corner of property conveyed by J. J. Black to Roberts, February 21, 1888; thence along line now or formerly of Roberts, S. 79-00 E. 389 feet more or less to stake; thence S. 25-00 E. 191 feet, more or less, to a Black Gum; thence continuing along line now or formerly of Roberts, S. 68-00 E. 549 feet more or less, to a point; thence N. 51-30 E. 250 feet more or less, to a point; thence along line of property now or formerly of C. M. Jones approximately N. 5-45 W. 693 feet more or less, to a P. O., western corner of property now or formerly of Jones; thence N. 77-45 W. 867.9 feet, more or less, to a Black Oak; thence S. 56-45 W. 280 feet, more or less, to point of beginning.

The above tract being the identical parcel conveyed to Virginia H. Cartee by deed of E. Inman, Master, February 23, 1946, deed recorded in Deed Book 287, Page 366, R. M. C. Office above. Said tract of

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