

STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE.

Mr. John B. Luellen and Dorothy Bell Luellen

WHEREAS, SOUTHEASTERN LIFE INSURANCE COMPANY, a corporation chartered under the laws of the State of South Carolina, has issued to

John Boyd Luellen

its certain policy of insurance, bearing register date the 1st day of March 1924, and numbered 21710, agreeing to pay to the beneficiary therein named upon receipt of due proof of the death of the insured, provided premiums have been duly paid and said policy be then in force and be then surrendered properly released, the sum of;

Seven Thousand & Hundredths (\$7,000.00) DOLLARS, all in accordance with the terms and conditions of said policy this day duly assigned to SOUTHEASTERN LIFE INSURANCE COMPANY, as is evidenced by the note which this mortgage secures; and

Whereas, we the said John B. Luellen and Dorothy Bell Luellen

in and by our certain promissory note in writing, of even date with these presents, are well and truly indebted to SOUTHEASTERN LIFE INSURANCE COMPANY, a corporation chartered under the laws of the State of South Carolina, in the full and just sum of Two Thousand & Hundredths (\$2,000.00) DOLLARS, to be paid at its Home Office in Greenville, S. C., together with interest thereon from date, at the rate of seven (7%) per centum per annum, payable quarterly, both principal and interest being payable on an amortization plan as follows:

thirty-nine (39) quarterly installments of Sixty-six and Seventy six / Hundredths (\$66.76) Dollars, each and a final installment of Sixty-six and Seventy six / Hundredths (\$66.76) Dollars,

The first installment being payable on the 6th day of June 1924
The second installment being payable on the 6th day of September 1924
The third installment being payable on the 6th day of December 1924
The fourth installment being payable on the 6th day of March 1925

and the successive installments on the same dates in each succeeding year hereafter, until the entire principal sum, with all interest thereon, is paid in full; and in the event default is made in the payment of any installment or installments, 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 eight (8%) per centum per annum.

And if any portion of principal or interest be at any time past due and unpaid, or in case of the default in the payment of any premium on said policy of insurance, or if default be made in respect to any condition, agreement or covenant contained herein, the whole amount evidenced by said note to become immediately due, at the option of the holder thereof, who may sue thereon and foreclose this mortgage; and in case 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 in either of said cases, the mortgagor promises to pay all costs and expenses, including ten (10%) per cent. of the indebtedness as attorney's fees, this 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 John B. Luellen and Dorothy Bell Luellen

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said SOUTHEASTERN 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 John B. Luellen and Dorothy Bell Luellen in hand well and truly paid by the said SOUTHEASTERN 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 SOUTHEASTERN LIFE INSURANCE COMPANY.

All that certain lot or parcel of land, situate, lying and being in the County of Greenville, State of South Carolina, on the South side of Wedgewood Avenue, near the City of Greenville, and being known and designated as the eastern half of lot No. 15, as shown on a plat of record in Plat Book "E", page 36, and having according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the southern side of Wedgewood Ave. in the centre of lot No. 15 and running thence with said Wedgewood Avenue 125 ft. more or less, to an iron pin, joint corner of lots Nos. 15 and 16; thence with the joint line of said lots S. 7-30 E. 264 feet to an iron pin; thence with the joint line of lots Nos. 5 and 15 S. 73-50 W. 112 1/2 feet to an iron pin; thence in a northerly direction 263.25 feet more or less to the beginning corner. This is the same lot of land conveyed to us by Winter Homes Company, by its deed dated April 30, 1923, and recorded in the R. M. C. Office for Greenville County in Deed Book Vol. 72. Page 80.

THIS DEED IS FULLY PAID IN FULL AND RELEASED. 1925