

STATE OF SOUTH CAROLINA,  
County of Greenville

I, Katie S. Carson,

WHEREAS, I the said Kate S. Carson

SEND GREENING:

in and by me certain promissory note in writing, of even date with these presents 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 Forty-Two Hundred

& No/100 (\$ 4,200.00) DOLLARS, to be paid at its Home Office in Greenville, S. C., together with interest thereon from July 1st, 1941

~~until maturity~~ until maturity at the rate of five (5) per centum per annum, said principal and interest being payable in monthly installments as follows:

Beginning on the 1st day of August 1941, and on the 1st day of each month of each year thereafter the sum of \$ 33.22, to be applied on the interest and principal of said note, the payments to continue up to including the 1st day of June 1956, and the balance of said principal and interest to be due and payable on the 1st day of July 1956; the aforesaid monthly payments of \$ 33.22 are to be applied first to interest at the rate of five (5) per centum per annum on the principal sum of \$ 4,200.00 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 installments 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 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 seven (7%) per centum per annum.

And if any portion of principal or interest be at any time past due and unpaid, or if default be made in respect to any condition, agreement or covenant contained herein, then 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 and in either of said cases the mortgagor promises to pay all costs and expenses including ten (10%) per cent, of the indebtedness as attorneys' 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 I the said Kate S. Carson 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 me

the said Kate S. Carson 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 piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, situate in the City of Greenville, being a portion of the Rowley Place, and having the following metes and bounds, to-wit:-

BEGINNING at a stake on Lavinia Avenue at the joint corner of Lots 15 and 16; thence with said Avenue, N. 21-45 W. 60 feet to a stake at the joint corner of Lots 16 and 17; thence with said lines of said lots, S. 76-30 W. 180 feet to a stake on Glover Street; thence S. 21-45 E. 60 feet to a stake at the joint corner of Lots No. 15 and 16; thence with joint line of said lots, N. 76-30 E. 180 feet to stake at the beginning corner, and being known as Lot No. 16 according to a survey made by W. A. Adams.

Being the same lot of land conveyed to the mortgagor herein by Harold C. Smith, et al, by deed intended to be recorded simultaneously herewith.

A policy of insurance issued by Pilot Life Insurance Company on the file of Thomas Pierce Perry Carson in the amount of Three Thousand (\$3,000.00) Dollars, dated January 25, 1929, bearing No. 99263 has been assigned and turned over to Southeastern Life Insurance Company as additional security for the payment of the note herein referred to, and the said mortgagor hereby agrees that in case of default in the payment of principal or interest or premiums on said policy of Life insurance, in accordance with the terms thereof, and the holder of said note elects to declare the whole indebtedness due and payable, the said holder shall have the right to cancel or have cancelled the said policy of life insurance and apply on said indebtedness the cash surrender value thereof, payable under the terms of said policy. It is further agreed that upon the death of the insured under said policy, the proceeds of said policy of life insurance shall be applied toward the payment of the indebtedness due hereunder, and any balance that may be due under the terms thereof shall, after payment of the indebtedness in full due Southeastern Life Insurance Company, be paid unto such person or persons as may be legally entitled thereto.

*Paid in full and satisfied this the 13 day of June, 1945 Liberty Life Insurance Company (now Liberty Life Ins. Co.) Greenville, S.C. J. O. Anderson Treasurer*

*or to Mrs. Bush 1st June 1956*

*RECEIVED AND CANCELLED BY OFFICE OF THE CLERK OF COURTS FOR GREENVILLE COUNTY, S.C. J. O. Anderson*

*# 6539*