

MORTGAGE OF REAL ESTATE—G.R.E.M. 9

STATE OF SOUTH CAROLINA,
County of Greenville

WHEREAS, at the meeting of the Board of Directors of Mulberry Corporation held at Greenville, S. C. March 1st. 1941, a resolution was adopted authorizing the undersigned officers of this corporation to execute to Southeastern Life Insurance Company a mortgage in the amount and upon the terms as hereinafter set forth.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS THAT MULBERRY CORPORATION SEND GREETING:

WHEREAS, the said Mulberry Corporation, a corporation organized and existing under and by virtue of the laws of the State of South Carolina

in and by its certain promissory note in writing, of even date with these presents is 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 Eighty-two Hundred and No/100 (\$ 8,200.00) 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 installments as follows:

Beginning on the 1st. day of April, 1941 and on the 1st. day of each month of each year thereafter the sum of \$ 87.00, to be applied on the interest and principal of said note, said payments to continue up to including the 1st. day of February, 1951 and the balance of said principal and interest to be due and payable on the 1st. day of March, 1951, the aforesaid monthly payments of \$ 87.00 each are to be applied first to interest at the rate of five (5%) per centum per annum on the principal sum of \$ 8,200.00 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 installment, 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 X, the said Mulberry Corporation 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 it

the said Mulberry Corporation 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 piece, parcel or lot of land with the buildings and improvements thereon situate, lying and being at the Northwest corner of the intersection of Mulberry and Buncombe Streets, in the City of Greenville, County of Greenville, State of South Carolina, and having, according to a survey thereof made by Dalton & Neves Engineers, August 1936, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the Northwest corner of the intersection of Buncombe and Mulberry Streets and running thence with the North side of Mulberry Street S. 56-10 W. 125.6 feet to an iron pin on said Street; thence N. 33-24 W. 115 feet to an iron pin; thence S. 56-18 W. 85.8 feet to an iron pin; thence N. 33-46 W. 95.2 feet to a post corner of property now or formerly of C. M. Wing; thence with the line of said Wing property, N. 56-02 E. 212 feet to an iron pin on the West side of Buncombe Street; thence with the West side of Buncombe Street, S. 33-24 E. 211.4 feet to the beginning corner.

This is the same property that was conveyed to Mulberry Corporation by deeds of Southeastern Life Insurance Company, dated July 1, 1939 and recorded in Volume 214, at page 1, and dated March 1, 1941, and recorded in Deeds Volume 248, page 466, R. M. C. Office for Greenville County.

Handwritten notes:
Paid in Full
This the 17th
Subscribed & sworn to
Name formerly of
By: Wm P. [unclear]
Witnesses: W. Stone
S. S. [unclear]

