

FEB 1 1974  
STATE OF SOUTH CAROLINA

GREENVILLE CO. S.C.

FEB 11 2 03 PM '74  
DORRIS S. TARKERSLEY  
R.H.C.

RECORDED  
FEB 11 1974  
19984

BOOK 21 PAGE 366

BOOK 774 PAGE 203

COUNTY

WHEREAS,

SOUTH FOREST ESTATES, INC.

hereinafter called Mortgagors (whether one or more persons) are indebted to Security Life Insurance Corporation with its principal office at Winston-Salem, North Carolina, hereinafter called the Insurance Company, in the sum of 200 Hundred Twenty-five Thousand and No/100 00 Dollars (\$200,000.00) for money loaned as evidenced by a note of even date with Successors Security Life Insurance Corporation and the principal and interest being payable in equal monthly installments of 100 Dollars (\$100.00) beginning on the 1st day of March, 1959, and the amount of each installment shall be paid in successive months thereafter until the 1st day of February, 1974, when the principal and interest will be payable.

AND, WHEREAS, the Mortgagors desire to secure the payment of said note and the interest thereon by the payment of a sum of 100 Dollars (\$100.00) after agreed to be made, and to guarantee the performance of all the agreements and covenants herein contained;

AND, WHEREAS, the Mortgagors further covenant that upon failure to pay any installment when due, the remaining unpaid balance shall at the option of the holder, bear interest at the rate of six per cent (6%) per annum, and upon failure to pay any installment when due, the remaining unpaid balance shall immediately become due and payable at the option of the holder who may sue thereon and foreclose this mortgage. In case the said note, after its maturity, is not paid, the holder thereof shall be entitled to sue for suit or collection, or if before its maturity it should be deemed necessary by the holder thereof for the protection of its interest to place, and if 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 Mortgagors promise to pay all costs and expenses, including reasonable attorneys' fees, all of which shall be added to the mortgage indebtedness, and payment thereof, secured hereby to the same extent as if it were a part of the original debt.

NOW, THEREFORE, in consideration of the aforesaid loan and to secure the payment thereof with interest and the additional payments herein agreed to be made, and to secure the performance of all the agreements and covenants herein contained, and also in consideration of the further sum of Three Dollars (\$3.00) paid to the Mortgagors by the Insurance Company before the signing of this instrument, the receipt of which is hereby acknowledged, the Mortgagors have granted, bargained, sold and released and by this instrument do grant, bargain, sell and release unto the Insurance Company the lot or parcel of land lying and being in

Township, County of Greenville and State of South Carolina, described as follows:  
ALL that parcel or tract of land with the buildings and improvements therein, situate at the Southwest corner of the intersection of the right of way of Augusta Road (also known as U. S. Highway No. 25) and Stratford Road, near the City of Greenville, in Greenville County, South Carolina, and having according to a survey prepared by R.K. Campbell, Surveyor, January 15, 1959, the following metes and bounds, to wit:

BEGINNING at an iron pin at the Southwest corner of the intersection of the right of way of Augusta Road and Stratford Road and running thence along the South edge of Stratford Road, N. 44-55 W., 484.7 feet to an iron pin; thence continuing with the curve of Stratford Road and a 25 foot Street, (the chord being N. 89-35 W., 21.2 feet) to an iron pin; thence along the Southeast edge of said 25 foot unnamed Street, S. 45-25 W., 267.2 feet to an iron pin; thence S. 44-35 E., 480 feet to an iron pin on the West side of Augusta Road; thence along the West edge of the right of way of Augusta Road, N. 45-25 E., 23.2 feet to an iron pin; thence

RECORDED

4328 IV-2