MORTGAGE OF REAL ESTATE

WALKER, EVANS & COGSWELL CO., CHARLESTON, S. C. 25106

THE STATE OF SOUTH CAROLINA,
County of Greenville.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Lillian K. Williams and Gene Williams SEND GREETING:

WHEREAS, We, the said Lillian K. Williams and Gene Williams in and by our certain promissory note in writing, of even date with these presents, are well and truly indebted to Pilot Life Insurance Company in the full and just sum of Twenty-seven hundred, fifty ($2,750.00) Dollars, to be paid as follows: $275.00 Dec. 11th, 1927; $275.00 Dec. 11th, 1928; $275.00 Dec. 11th, 1929; $275.00 Dec. 11th, 1930; $275.00 Dec. 11th, 1931; $275.00 Dec. 11th, 1932; $275.00 Dec. 11th, 1933; $275.00 Dec. 11th, 1934; $275.00 Dec. 11th, 1935 and $275.00 Dec. 11th, 1936;

2470

with interest thereon, from date at the rate of 6 per cent. per annum to be computed and paid semi-annually until paid in full; all interest not paid when due to bear interest at the same rate as principal; and if any portion of principal or interest be at any time past due and unpaid, then the whole amount evidenced by said note to become immediately due, at the option of the holder hereof, who may sue thereon and foreclose this mortgage, said note further providing for an attorney's fee of ten per cent besides all costs and expenses of collection, to be added to the amount due on said note, to be collected as a part thereof, if the same be placed in the hands of an attorney for collection, or if said debt, or any part thereof, be collected by an attorney or by legal proceedings of any kind (all of which is secured under this mortgage); as in and by the said note, reference being thereunto had, as will more fully appear.

NOW, KNOW ALL MEN, That We the said Lillian K. Williams and Gene Williams, in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Pilot 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 Lilliam K. Williams and Gene Williams in hand well and truly paid by the said Pilot 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 Pilot Life Insurance Company, All that certain piece, parcel or lot of land situate, lying and being in Greenville Township, State and County aforesaid, in subdivision known as Overbrook, being a part of lot No. 15 on the old Spartanburg Road, as shown on plat of said subdivision recorded in Plat Book "E", page 251, and having the following metes and bounds, to-wit:

Beginning at a point on the Spartanburg Road, southwest corner of lot No. 15, and running thence S. 48-32 E. 194 feet to a stake; thence N. 39-42 E. 52.3 feet to a stake; thence in a northwesterly direction 193 feet to a point on Spartanburg Road, 20 feet Southwest from corner of Lot No. 16; thence S. 41-28 W. 60 feet to the beginning corner. Being the same lotof land conveyed to Gene Williams by L.T. Campbell by deed dated November 17th, 1923 and recorded in Vol. 88, page 546, a one-half interest therein having been conveyed by Gene Williams to Lillian K. Williams by deed dated November 21st, 1923 and recorded in Vol. 88, page 547, R.M.C. Office for Greenville County.

And it is understood and agreed that this mortgage is executed and accepted upon the following conditions: That the mortgagors, or one of them, shall insure his life in some reputable insurance Company doing business in the State of South Carolina, in a sum not less than Three Thousand ($3,000.00) Dollars, and shall keep the said policy of insurance in force during the period for which said note and mortgage shall run, which said policy of insurance shall be assigned to the Company herein, as collateral security for the debt hereby secured, and in the event of the death of said assured during the period for which said note and mortgage may run, it shall be the duty of the company herein named, at the request of the holder of said note and mortgage, or of the guarantor herein named, to declare all of said indebtedness due and payable immediately, to collect the amount due on the said policy of insurance and apply the proceeds to the payment of any of said indebtedness then remaining unpaid, together with all interest and any sums paid by the holder or holders of the said note and mortgage, or by the guarantor, for taxes, insurance, or to remove prior liens or encumbrances, and to the discharge of the debt hereby created, including any expense incurred in discharging said debt, rendering the over plus, if any, to the legal representative of the mortgagors, or to the beneficiary or beneficiaries under said policy or policies as the case may be; but, if the mortgagors shall fail to pay the premiums of said policy or policies of insurance as the same shall become due and payable, then, upon application of the guarantor, it shall be the duty of the company hereinbefore named to declare all of the said indebtedness immediately due and payable and to advertise and convey the said property and distribute the proceeds as hereinbefore set out.

LIEN RELEASED BY SALE UNDER FORECLOSURE JUDGMENT ROLL No. 6-138 ON THE 26 DAY OF Sept. A.D. 1930

Satisfied and Cancelled of Record this 26 day of Sept. 1930

R.M.C. for Greenville County, S.C.

Recorded Sept 19 1930 at 9:15 am

(OVER)