

THE STATE OF SOUTH CAROLINA, }
COUNTY OF Greenville }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, B.E. Greer, of Simpsonville, S.C. SEND GREETING:

WHEREAS, I, the said B.E. Greer
in and by A certain promissory note in writing, of
even date with these presents, am well and truly indebted to

J.T. Jones

in the full and just sum of Twenty-five hundred
Dollars, to be paid one year after date

with interest thereon from date at the rate of 8 per cent per annum to be
computed and paid 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 collectible 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 I, the said B.E. Greer

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said

J.T. Jones

according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me, the said

B.E. Greer,

in hand well and truly paid by the said

J.T. Jones

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 J.T. Jones, his heirs and assigns, All that piece, parcel

or tract of land situated, lying and being in Austin Township, County and State
aforesaid on the East side of the C. & W.C. Railway about one mile below Mauldin
Station, containing fifty-four and two-one hundredths (54.02) acres, more or less and
bounded by lands of B.A. Thomas, B.E. Greer and Estate of J.B. Hyde, having the
following metes and bounds, to-wit:

Beginning at an iron pin on the C. & W.C. R.R. at B.A. Thomasons corner and running thence
N. 54-1/2 E. 24.75 to stone 3X; thence N. 35-1/2 W. 2.30 to stone 3X; thence S. 74-1/2 W.
9.50 to Mulberry at head of branch; thence along the meanders of said branch to Hyde
Estate line; thence with said line in a westerly direction to the C. & W.C. R.R.;
thence along said R.R. in a southerly direction to the beginning corner, said tract
of land being the same conveyed to me by the said J.T. Jones by deed of even date with
these presents and this instrument being for collateral for a portion of the purchase
price. Above description of tract includes a small tract of land formerly conveyed
by said J.T. Jones to me and containing four acres and one-fourth acres, more or less,
which is not included as collateral in this instrument.

*Attest
Sara J. [unclear]*