

THE STATE OF SOUTH CAROLINA, }
COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Perry W. Brown, of Greenville County

SEND GREETING:

WHEREAS, I, the said Perry W. Brown
in and by my certain promissory note in writing, of
even date with these presents, am well and truly indebted to

Fannie G. Gwinn
in the full and just sum of Twelve Hundred (\$1200.00)
Dollars, to be paid one year after date hereof

with interest thereon from this date at the rate of Seven 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 of the amount

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

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

mortgagor
in hand well and truly paid by the said mortgagee

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 Fannie G. Gwinn, and her heirs and

assigns, all that certain piece, parcel or tract of land
situate, lying and being in the State of South Carolina,
and County of Greenville, in O'Neal Township, on the
Rutherford Road, and having such metes and bounds
as shown in a deed to me by Fannie G. Gwinn,
bearing even date with these presents and not yet
recorded, and containing 25 1/2 acres, more or less,
bounded by lands of Barton, Gilbreath, and others;
this mortgage being given to secure the balance
of the purchase money for the land hereinabove
named.