

THE STATE OF SOUTH CAROLINA, }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

COUNTY OF GREENVILLE.

I, *D. P. Baker*

SEND GREETING:

WHEREAS, *I*, the said *D. P. Baker*

in and by *my* certain *promissory* note in writing, of even date with these presents, *W. P. Conyers and P. C. Gauer* well and truly indebted to

in the full and just sum of *Twenty-six hundred twenty-seven + 56/100*

Dollars, to be paid *On January 1st, 1923*

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; 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 his 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 10 per cent. of the indebtedness as attorney's 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 *I*, the said *D. P. Baker* in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said

W. P. Conyers and P. C. Gauer according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to *me*, the said *D. P. Baker* in hand, well and truly paid by the said

W. P. Conyers + P. C. Gauer 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 *W. P. Conyers and P. C. Gauer*

All that certain piece parcel or tract of land situate lying and being in the state and county aforesaid, in Austin Township containing sixty-seven + 2/5 acres, more or less adjoining lands of Est. of J. S. Kilgore Jr., M. M. Gainer, John White and others Being same tract of land conveyed to me by said *W. P. Conyers and P. C. Gauer*.

The record number of within mortgage made parties dependent as foreclosure. See Judgment Roll C- 7129

Attest:

W. M. Lowry
July 11th - 1923

E. Sumner
Master