

THE STATE OF SOUTH CAROLINA,
County of _____

TO ALL WHOM THESE PRESENTS MAY CONCERN:

That I, J.M. Fortner, individually and as Executor and Trustee under will of
Ava I. Fortner, deceased

SEND GREETING:

WHEREAS I, the said J.M. Fortner, individually and as Executor and Trustee
under will of Ava I. Fortner, deceased
in and by my certain promissory note in writing, of
even date with these presents, well and truly indebted to

H.K. Townes, Attorney

in the full and just sum of Four thousand and no/100 (\$4,000.00)
Dollars, to be paid March 10th, 1927

with interest thereon from _____ the rate of eight per cent. per annum to be
computed and paid annually in advance

until paid in full; an 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 (10%) 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 J.M. Fortner, individually and as Trustee -
under will of Ava I. Fortner, deceased
in consideration of the said debt and sum of money aforesaid and for the better securing the payment thereof to the said
H.K. Townes, Attorney

according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me, the said
J.M. Fortner, individually and as Executor and Trustee under will of Ava I. Fortner, deceased

in hand well and truly paid by the said
H.K. Townes, Attorney

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 H.K. Townes, Attorney, his heirs and assigns, All that tract

of land about eighteen miles west of Greenville Court House and about three miles west of
Cleveland, S.C. upon waters of South Saluda River, containing sixty acres, more or less,
bounded by lands now or formerly of Bailles Blythe, James Williams, John E. Hagood and
more particularly described in deed to Ava I. Fortner by Andrew Cowan, dated July 30th, 1912,
and recorded in R.M.C. Office for Greenville County, South Carolina, deed book 23, page 150.

Also, all that piece, parcel or lot of land in Greenville Township, County and State aforesaid
near the City of Greenville, and having the following metes and bounds, to-wit: Beginning at
the northeast corner of McBee Boulevard and Poplar Street, running thence with Poplar Street
N. 40-49 W. 479-8/10 feet to pin on said Poplar Street; thence N. 48-15 E. 179 feet; thence
S. 40-49 E. 60 feet; thence N. 58-35 E. 203-5/10; - thence S. 40-49 E. 496-1/10 feet to
McBee Boulevard; thence with McBee Boulevard S. 64-35 W. 395-1/10 feet to beginning corner,
except a lot conveyed by me to A.T. Fortner, by deed recorded in Volume 70, page 566, R.M.C.
Office for Greenville County, being same land described in deed to me as Executor of Will
of Ava I. Fortner from H.K. Townes and F.T. Dargan, recorded in Volume 53, page 90 R.M.C.
Office for Greenville County, and E. Inman, Master, recorded in Volume 67, page 30 and from
Mollie Fortner, recorded in Volume 70, page 204, R.M.C. office for Greenville County, S.C.

This mortgage is given by virtue of the authority in the will of Ava I. Fortner, deceased,
dated February 19th, 1916, on File in Probate Office, Greenville County, in Apartment 134,
File No. 2, in order to obtain money to pay for improvements and buildings erected and to be
erected on land described herein and other lands of the said Ava I. Fortner, Estate, for all
of which said estate is hereby bound as evidenced by this mortgage and the note it secures.

Handwritten notes and signatures:
- "Paid 19th May 1927"
- "Satisfaction Recorded May 1927"
- "H.K. Townes, Attorney" (multiple instances)
- "J.M. Fortner" (signature)
- "A.T. Fortner" (signature)
- "Mollie Fortner" (signature)
- "Andrew Cowan" (signature)
- "Bailles Blythe" (signature)
- "James Williams" (signature)
- "John E. Hagood" (signature)