

STATE OF SOUTH CAROLINA,

COUNTY OF Greenville }
Whereas, Joseph D. Robins

of the County of Greenville in the State aforesaid (hereinafter referred to as the "mortgagor") in and by a certain principal promissory note or notes (hereinafter referred to as "notes" whether one or more) in writing (designated thereon as "first mortgage real estate bonds"), due as follows:

less than one hundred dollars, cash, the first instalment to be paid on the third day of November, A. D. 1926, and the remaining instalments to be paid on the third day of November in each year thereafter, until paid in full

and in and by interest notes (designated thereon as "interest coupons") to be paid annually as follows: *July and December 19.*

is well and truly indebted to L. O. Patterson, as trustee under the will of J. Sproull Marshall, deceased

and just sum of eight hundred dollars Dollars,

(\$ 800.00); all of said notes bearing even date herewith and bearing interest from the 15th day of October at the rate of seven 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 rate of seven per cent. per annum; it being hereby agreed that each of said notes shall bear interest after maturity or after default in payment at the rate of seven per cent. per annum, to be computed semi-annually all interest not paid when due to bear interest at the rate of seven per cent. per annum; and that both principal and interest shall be paid in United States gold coin of the present standards of weight and fineness; all the terms and covenants of said notes being hereby made parts hereof as fully as if set out at length hereon.

Now, know all men that said mortgagor, in consideration of said debt and for the purpose of securing the payment thereof, and in further consideration of the sum of one dollar paid to said mortgagor by said mortgagee and before the sealing and delivery hereof (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released and by these presents does grant, bargain, sell and release unto the said mortgagee and his heirs, successors and assigns all that certain lot, piece, parcel or tract of land situated, lying and being in the State of South Carolina and County of Greenville

in which Springsville Township at Paris Station, about five miles northeastward from the city of Greenville, having the following metes and bounds, according to a plat thereof made by J. Earl Freeman, dated March 10, 1926, to wit:

Beginning at an iron pin at the fork of the McCarter and Lee Roads near the Camp Sevier monument and south of the Southern Railway and running thence N. 74 1/2 E. 5.30 chains to an iron pin in a field; thence S. 10 1/2 W. 3.35 chains to a point in the pavement of the Lee Road; thence N. 73 3/4 W. .71 of a chain to a point in said Lee Road; thence N. 74 1/4 W. 2.08 chains to a point in said Lee Road; thence N. 41 1/4 W. 2.31 chains to the beginning corner, containing one acre, more or less.

There is no other lien or encumbrance on said land by mortgage, judgment or otherwise, except a mortgage to Wilmington Savings & Trust Co., recorded in Book 263, at page 45, and that is to be paid from the proceeds of the present loan.

being the same land conveyed to said mortgagor by Mrs. Lydia Ward on July 29, 1926, by deed recorded in the office of the Register of Mesne Conveyances or Clerk of Court for Greenville County, S. C., in Deed Book 188, page 43

Together with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging, or in anywise incident or appertaining. To have and to hold all and singular the said premises unto the said mortgagee and his successors, heirs and assigns forever. And said mortgagor does hereby bind himself and his heirs, executors, administrators and successors to warrant and forever defend all and singular the said premises unto the said mortgagee and his successors, heirs and assigns from and against said mortgagor and his heirs, executors, administrators, successors and assigns and against every person whomsoever lawfully claiming or to claim the same or any part thereof; also, on demand at any time, to give any further written assurances which may be desired to protect the interests of said mortgagee, including a new note or notes and mortgage correcting errors in the originals.

And said mortgagor hereby covenants and agrees with said mortgagee as follows:
(1) That when the loan secured hereby is closed, there shall and will be no unsatisfied lien or encumbrance of any kind, prior to the lien hereof, affecting said premises or any part thereof, this being solemnly declared and represented by said mortgagor as a condition hereof and for the purpose of obtaining a loan hereunder.