

THE STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SEND GREETING:

WHEREAS, I, Frank Ferguson, the said Frank Ferguson

in and by my certain Promissory note in writing, of even date with these presents, well and truly indebted to

W.D. Parrish and J.C. Gower in the full and just sum of Seven hundred and 00/100 (\$700.00)

Dollars, to be paid as follows:

\$350.00 One year after date. \$350.00 two years after date.

with interest thereon from this date at the rate of 7 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, Frank Ferguson, the said Frank Ferguson

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said W.D. Parrish and J.C. Gower

according to the terms of the said note, and also in consideration of the further sum of Three Dollars, for the said Frank Ferguson in hand, well and truly paid by the said W.D. Parrish and J.C. Gower

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.D. Parrish and J.C. Gower

All that certain lot or parcel of land situate, lying and being in Greenville Township, County and State aforesaid, near the City of Greenville, known and designated as Lot No. 85 of the subdivision known as Augusta Circle as shown on a plat of record in the R.M.C. office for Greenville County, South Carolina, in Plat Book "F", page 23 and having according to said plat the following metes and bounds to-wit:

Beginning at an iron pin on the Western side of Tomassee Avenue, joint corner of lots Nos. 85 and 86, and running thence with the joint line of said lots, N. 71-35 W. 150 feet to an iron pin, corner of lots Nos. 85, 86, 97 and 98; thence with the joint line of lot nos. 85 and 98 S. 21-35 W. 50 ft. to an iron pin, joint corner of lots Nos. 84 and 85; thence with the joint line of said lot S. 71-35 E. 150 feet to an iron pin on Tomassee Avenue; thence with said Tomassee Avenue N. 21-35 E. 50 feet to the point of beginning, being the said lot of land this day conveyed to me by the mortgagors here, and this mortgage is given to secure a portion of the purchase price thereof.