

THE STATE OF SOUTH CAROLINA, }
County of Greenville.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Hiram Hobby

SEND GREETING:

WHEREAS, I, the said Hiram Hobby

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

Morris Hobby

in the full and just sum of Fifteen hundred (\$1500.00)

Dollars, to be paid on demand

with interest thereon, from date at the rate of six 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

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 Hiram Hobby

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

Morris Hobby

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

Hiram Hobby

in hand well and truly paid by the said

Morris Hobby

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 Morris Hobby: All that certain tract of land in Butler Township,

Greenville County, State of South Carolina, bounded by lands of Mrs. Snow, Laura Anderson, G.E. Cunningham and others, and containing 92 acres, more or less and known as my "Home Tract" being the same bought by me from the estate of Christopher Smith.

The condition under which this obligation is made is that I have given to the Federal Land Bank of Columbia a note and mortgage, the consideration for which was a debt of my son, J.B.-Hobby, and Morris Hobby is making certain payments upon that obligation and upon my death may be forced to pay a portion of said debt on account of his interest in my estate, now, this obligation is made to secure him for any and all payments which he may have heretofore made on said Land Bank obligation, or which he may hereafter make thereon and also on account of any amount he may be forced to pay by reason of a lessening of his interest in my estate, should there remain a balance due upon said obligation at the time of my death and should it be necessary for my estate to pay the same or any portion thereof.