Vol. 249 Mortgage of Real Estate

Form L-285 South Carolina Rev.' -5-33

Form 1

31092 PROVENCE, JARRARD & MARTIN—GREENVILLE

WLK gd 6-5-34

HDW

THE FEDERAL LAND BANK OF COLUMBIA

STATE OF SOUTH CAROLINA,
County of Greenville

AMORTIZATION MORTGAGE

KNOWN ALL MEN BY THESE PRESENTS, That J. Furman Richardson, of County and State aforesaid, hereinafter called first party, whether one or more, SEND GREETINGS:

WHEREAS, first party is indebted to The Federal Land Bank of Columbia, a corporation created, organized and existing under and by virtue of an Act of Congress, entitled the Federal Farm Loan Act, hereinafter called second party, as evidenced by a certain promissory note, of even date herewith, for the principal sum of Five Thousand and no/100 ($5000.00) Dollars, payable to the order of the second party, together with interest from the date of said note on the principal sum remaining from time to time unpaid, at the rate of G. Five (5%) per centum per annum, (or at the rate of interest fixed by Act of Congress), the first payment on interest being due and payable on the First day of November, 1934, 19__, and thereafter interest being due and payable - ---- annually; said principal sum being due and payable in Twenty (20) equal, successive, ----- annual installments of Two Hundred Fifty and no/100 ($250.00) Dollars, each and a final installment of ----- ($ ----) Dollars, the first installment of said principal being due and payable on the First day of November 1935, 19__, and thereafter the remaining installments of principal being due and payable ---- annually until the entire principal sum and interest are paid in full, and each installment of principal and interest bearing interest from due date until paid at the highest rate authorized to be charged under the Federal Farm Loan Act, as amended; all of which and such other terms, conditions, and agreements as are contained in the said note, will more fully appear by reference thereto.

NOW, KNOW ALL MEN, that first party, in consideration of the said debt and sum of money aforesaid, and for better securing the payment thereof to second party, according to the terms of the said note, and the performance of the conditions and covenants herein contained, and also in consideration of the sum of One Dollar to the said party of the second party, receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release, in fee simple, unto second party, its successors and assigns, the following described lands, to wit:

HDW

All those two (2) certain tracts of land near the town of Simpsonville in Fairview Township, Greenville County, and State of South Carolina, and known as the Home Place of J. Furman Richardson and as his Bozeman and Thackston land. The two tracts do not adjoin and are specifically described as separate tracts as follows:

Tract No. 1: Known as the Home place, All that certain piece, parcel and tract of land, lying and being situate in Fairview Township, Greenville County and State of South Carolina on State Highway No. 2, about two (2) miles South of the Town of Simpsonville, and containing eighty-eight and sixteen hundredths (88.16) acres according to a survey and plat made by W. J. Riddle, Surveyor March 5, 1934. The said tract of land is bounded on the north by Mrs. Pearl Daniel and W. H. Buchanan, on the east by W. H. Buchanan, on the south by S. G. Black, on the west by the Farmers Bank, Carrie Richardson and Mrs. Pearl Daniel. It is described by courses and distances on the Riddle plat as follows: Beginning at a stone on W. H. Buchanan's land at the extreme northeastern corner of this tract and running thence south 85 degrees 30 minutes east 11 chains 22 links along W. H. Buchanan's land to a stone; thence south 26 degrees 45 minutes West along branch 2 chains 89 links to a poplar; thence south 0 degrees 15 minutes east 10 chains 97 links to an iron pin; thence south 78 degrees east along old road 7 chains 65 links to an iron pin; thence south 19 degrees 45 minutes west 4 chains 57 links to an iron pin; thence south 7 degrees east 22 chains 95 links to a stone; thence south 34 degrees 15 minutes east 6 chains 96 links to a corner on S. G. Black's land; thence south 56 degrees 30 minutes west 10 chains to another corner on Black land; thence north 34 degrees 15 minutes west 31 chains 25 links to a corner on Carrie Richardson's land; thence North 33 degrees 30 minutes west 10 chains 60 links to a stone; thence north 56 degrees 45 minutes east 3 chains 55 links to corner in branch; thence along branch north 9 degrees 15 minutes west 7 chains 50 links to a bend in branch; thence north 22 degrees 45 minutes east 5 chains 80 links to another bend; thence north 37 degrees 45 minutes east 8 chains 17 links to a stone; thence south 7 degrees 30 minutes east 1 chain 70 links to the Beginning Corner. The said tract of land is made up of two conveyances to J. Furman Richardson, one of which was from D. L. Bramlett by deed dated November 20, 1917 and recorded in the office of the R. M. C. for Greenville County in book 52, at page 111, and the other from E. Inman, Master by deed dated November 26, 1916, and being the tract of land secondly described in that deed.

Tract No. 2-known as the Bozemand and Thackston lands; All that piece, parcel and tract of land, lying and being situate in Fairview Township, Greenville County and State of South Carolina and about two (2) miles west of the Town of Simpsonville, containing one hundred ninety and ninety-five hundredths (190.95) acres, according to a survey and plat made by W.J. Riddle, Surveyor, January 5th, 1934, and specifically described on that plat by courses and distances as follows: Beginning at a stone on the extreme southeastern corner of said tract of land and running thence north 48 degrees 45 minutes west 21 chains 75 links to a red oak; thence north 8 degrees 45 minutes west 12 chains 50 links to a stone; thence north 8 degrees 45 minutes West 6 chains 75 links to another stone; thence north 7 degrees 30 minutes west 13 chains 50 links to a stake; thence north 6 degrees 45 minutes east 26 chains 75 links to a stone; thence south 88 degrees 15 minutes west 20 chains 90 links to a corner; thence south 89 degrees 30 minutes west 5 chains to a stone; thence south 6 degrees 15 minutes west 4 chains 24 links to a stake; thence south 2 degrees east 4 chains 4 links to a stake; thence south 15 degrees east 2 chains 71 links to a stake; thence south 24 degrees east 5 chains 50 links to a stone; thence north 75 degrees 15 minutes east 3 chains 56 links to a stone; thence south 5 degrees 15 minutes east 3 chains 75 links to a stone; thence south 52 degrees 15 minutes west 3 chains 93 links to a stone; thence south 5 degrees 45 minutes east 5 chains to a stone; thence south 28 degrees 15 minutes east 7 chains 30 links to a stone; thence south 25 degrees 15 minutes east 13 chains 40 links to a stone; thence south 65 degrees 30 minutes west 5 chains 50 links to a stone; thence south 69 degrees 15 minutes west 4 chains 64 links to a poplar; thence north 56 degrees 45 minutes west 4 chains 30 links to a stone; thence south 47 degrees 15 minutes west 3 chains 77 links to a stone; thence south 18 degrees 15 minutes west 6 chains 20 links to a stake; thence south 33 degrees 15 minutes west 6 chains 50 links to a red oak; thence south 40 degrees 45 minutes east 1 chain 70 links to a stake in branch; thence south 48 degrees 45 minutes east 11 chains 55 links to a stone; thence south 14 degrees east 6 chains 65 links to a stone; thence south 64 degrees west 6 chains to a stone on branch; thence along branch south 44 degrees east 48 links to a stone inold road; thence along road north 84 degrees 45 minutes east 20 chains 56 links to corner; thence south 88 degrees 45 minutes east 8 chains 76 links to a corner; thence north 77 degrees 30 minutes east 16 chains 76 links to the Beginning stone. The said tract of land is bounded on the north by J. W. Cash, on the east by Pearl Daniel, a Mr. Latimer and Frank Garrett, on the south by Pearl Daniel and Carrie Richardson, and on the west by T. T. Goldsmith, J.A.Jones and Pearl Daniel. The said tract of land is made up of three (3) conveyances to J. Furman Richardson. One is by a deed dated November 26, 1916 from E. Inman, master, and recorded in book 40, at page 49, the first described tract of land in that deed being a portion of these particular lands; another conveyance to J. Furman Richardson by Pearl R. Daniel and Carrie Richardson by deed April 28, 1925, and recorded in book 103, at page 167, and another tract conveyed to J. Furman Richardson by J. W. Cox by a deed dated September 13, 1913, and recorded in Book 26, at page 323. A copy of said plat now being on file with the Federal Land Bank of Columbia, at Columbia.

J. F. R.

J.F.R.

I the undersigned borrower to hereby certify that the foregoing is a correct description of

SATISFIED AND CANCELLED OF RECORD
DAY OF MARCH 1938
W. C. TOLLY, R. M. C. GREENVILLE COUNTY, S. C.
AT 4:00 O'CLOCK P. M. NO. 5021