

TITLE TO REAL ESTATE

SOUTH CAROLINA , - - GREENVILLE COUNTY.

In consideration of advances made and which may be made by Greenville Production Credit Association, Lender, to Watson Green, Borrower, (whether one or more) aggregating Four Thousand and no/100 - - - - Dollars (\$4000.00) , (evidenced by note(s) dated June 26, 1947 , hereby expressly made a part hereof) and to secure said advances, and any additional advances (not exceeding one-half of the amount above stated) that may subsequently be made to Borrower by Lender to be evidenced by promissory notes, all renewals and extensions thereof, with interest until paid as provided in said note(s), and costs, including a reasonable attorney's fee of not less than ten per centum (10%) of the total amount due thereof and charges, as provided in the note(s) and herein, Borrower has granted, bargained , sold , conveyed and mortgaged, and by these presents, - does hereby grant bargain, sell, convey and mortgage in fee simple unto Lender, its successors, and assigns:-

All that tract of land located in Austin Township, Greenville County, South Carolina, containing 18.5 acres, more or less, known as the Austin place, and bounded as follows:
- North by the Locke property
East by the Austin property
South by the right-of-way of the G. & W.C. Railway
West by the Mulligan property, being more particularly described according to a survey by J. Mac Richardson, Registered L.S. dated September 28, 1945 as follows:

Beginning at an iron pin on the eastern right-of-way of the C & C W Railway, said point being located 25 feet from the center line of the railroad; running thence along the railway right -of-way line S 17-38 E 943.5 feet to an iron pin on the right-of-way of line; thence N 78-34 E. 204.7 feet to an iron pin; thence S. 15-36 E. 212.5 feet to an iron pin thence N 80-13 E 330.7 feet to an iron pin in a ditch; thence N 4-11 W. 287.2 feet to an iron pin in a ditch; thence N 0-25 W. 410.4 feet to an iron pin in a branch; thence with the branch as a line N 41-04 E. 369.2 feet to an iron pin; thence N 18-15 W. 462.0 feet to an iron pin; thence N 54-54 W. 310.7 feet to an iron pin; thence S. 23-44 W. 440.3 feet to a leaning pine; thence S 69-57 W 546.2 feet to the beginning corner.

Together with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging or in any wise incident or appertaining.

To Have and to hold all and singular the said lands and premises unto Lender, its successors and assigns, with all the rights, privileges, members and appurtenances thereto belonging or in any wise appertaining.

UNDERSIGNED hereby binds himself, his heirs, executors and assigns to warrant and forever defend all and singular the said premises unto Lender, its successors and assigns, from and against Undersigned, his heirs, executors, administrators and assigns and all other persons whomsoever lawfully claiming or to claim the same or any part thereof.

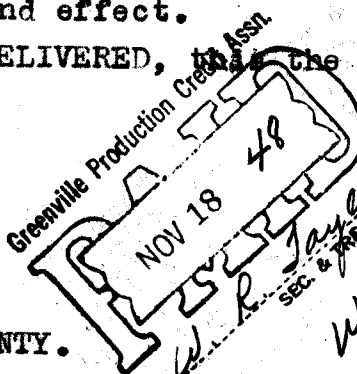
PROVIDED ALWAYS , NEVERTHELESS, that if Borrower shall pay unto Lender, its successors or assigns, the aforesaid indebtedness and all interest and other sums secured by this of any other interment executed by Borrower as security to the aforesaid indebtedness, and shall perform all of the terms, covenants, conditions, agreements, representations and obligations contained in a certain record Chattel Mortgage and/or Crop Lien executed by Borrower to Lender, according to the true intent of said Chattel Mortgage and/or Crop Lien, all of the terms, covenants, conditions, agreements, representations and obligations of which are made a part hereof to the same extent as if set forth in extenso herein, then this instrument shall cease, determine and be null and void; otherwise it shall remain in full force and effect.

EXECUTED, SEALED , AND DELIVERED, this the 10th day of July 1947

Signed, Sealed and Delivered in the presence of:

Mary H. Callahan
W. R. Taylor

Watson Green (L.S.)



SOUTH CAROLINA, GREENVILLE COUNTY.

PROBATE FOR INDIVIDUALS

PERSONALLY appeared before me Mary H. Callahan and made oath that she is the wife of the within named Watson Green sign, seal, and as his act and deed deliver the within mortgage and that he, with W. R. Taylor witnessed the execution thereof,

SWORN to and subscribed before me this the 10th day of July 1947

Mary H. Callahan

W. R. Taylor (L.S.)
Notary Public for South Carolina

SOUTH CAROLINA, GREENVILLE COUNTY.

