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The State of South Carolina

County of Greenville

To All Whom These Presents May Concern:

I, W. Avery Patton

SEND GREETING:

Whereas, I, the said W. Avery Patton

in and by my certain promissory note in writing, of even date with these Presents, as well and truly indebted to Citizens Bank of Fountain Inn, S. C.

in the full and just sum of Five Thousand - - - - - Dollars

, to be paid One year after date

, with interest thereon from date

at the rate of 5 per centum per annum, to be computed and paid annually

until paid in full; all interest not paid when due to bear

interest at same rate as principal; and if any portion of principal or interest be at any time past due and unpaid, 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 attorneys' 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, the said W. Avery Patton

, in consideration of the said debt and

sum of money aforesaid, and for the better securing the payment thereof to the said Citizens Bank

according to the terms of the said note, and also in

consideration of the further sum of Three Dollars, to me, the said W. Avery Patton

, in hand well and truly paid by the said Citizens Bank

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 Citizens Bank its Successors and Assigns forever;

All that piece, parcel or lot of land lying, being and situate in the County and State aforesaid and in the town of Fountain Inn on the West side of Railroad Alley, with a metal clad, one story, warehouse of approximate dimensions of 50' x 100' thereon, bounded by Railroad Alley, lot of V. M. Babb, C. D. Case and a twenty foot road leading from said Railroad Alley to the C. D. Case property, and being the same lot of land conveyed to me by deed of Douglas C. Edwards on the 15th day of November 1947 and of record in the R. M. C. Office for Greenville County in Deed Book 328, at page 161 to which reference is made for a better description as to lines, corners, distances, etc.