

THE STATE OF SOUTH CAROLINA }
COUNTY OF Greenville

To All Whom These Presents May Concern: I, Ella P. Groce,
SEND GREETING:

Whereas, I, the said Ella P. Groce,
in and by my certain promissory note in writing, of even date with these
Presents, am well and truly indebted to E. H. Edwards
in the full and just sum of Eighteen Hundred and Fifty and no/100 (\$1850.00)
Dollars, to be paid one year from date

, with interest thereon from date hereof
at the rate of seven 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 Ella P. Groce
, in consideration of the said debt and
sum of money aforesaid, and for the better securing the payment thereof to the said E. H. Edwards
according to the terms of the said note, and also in
consideration of the further sum of Three Dollars, to me, the said mortgagor
, in hand well and truly paid by the said mortgagee

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 E. H. Edwards,
his heirs and assigns:-

All that piece, parcel or lot of land, with the improvements thereon,
in Chick Springs Township, School District 285, State of South Caro-
lina, County of Greenville, lying on the south side of the Superhigh-
way (U.S. Highway No. 29), containing 14 acres, more or less, being
the remainder of the 5 acre tract and the 22 acre tract conveyed to
me by J. William Peterson, Jr., Trustee under the Will of T. M. Groce,
by deed dated July, 8th, 1939, and recorded in the R.M.C. Office in
Deed Book 212, page 111, lying south of said Superhighway, and bound-
ed as follows: north by said Superhighway; east and southeast by