

BOOK 335 PAGE 483

THE STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

To All Whom These Presents May Concern:

SEND GREETING:

Whereas, I, the said Roy A. Peace
in and by my certain promisory note in writing, of even date with these
Presents, am well and truly indebted to The First National Bank of Greenville
in the full and just sum of Three Thousand and Five Hundred (\$3,500.00) Dollars
to be paid six months from the date of this instrument

with interest thereon from date
at the rate of 6% per centum per annum, to be computed and paid at maturity of the afore
mentioned note 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 Roy A. Peace
in consideration of the said debt and
sum of money aforesaid, and for the better securing the payment thereof to the said The First National
Bank of Greenville according to the terms of the said note, and also in
consideration of the further sum of Three Dollars, to me, the said Roy A. Peace
in hand well and truly paid by the said First National Bank of Greenville
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 The First
National Bank of Greenville its successors etc.

ALL that piece, parcel or lot of land in Gantt Township, Greenville Count, State
of South Carolina, lying and being situate on the south side of Beck Avenue,
near the City of Greenville, being known and designated as lot 253, Augusta Road
Ranches, near the City of Greenville, according to plat of sub-division prepared
by Dalton & Neves, Engineers, in April, 1941, as revised April, 1942, recorded
in the R.M.C. Office, County of Greenville, South Carolina, in Plat Book "M"
on page 47 and having, according to said plat, the following metes and bounds,
to wit:

BEGINNING at an iron pin on Beck Avenue at the joint front corner of Lots 253
and 252 and thence along line of 252, S 0-13 E 140 feet to an iron pin at the
joint rear corner of lots 252, 242, and 241; thence N 89-47 E 60 feet to an iron
pin at joint rear corner of lots 241, 240 and 254; thence N 0-13 W 140 feet
along the line of lot 254 to an iron pin at the joint front corner of lots 254
and 253 on Beck Avenue; thence along Beck Avenue S 89-47 W 60 feet to the point
of beginning.