

Form L-285—S. C. Rev. 7-5-33.

## THE FEDERAL LAND BANK OF COLUMBIA

STATE OF SOUTH CAROLINA, }

COUNTY OF Greenville }

## AMORTIZATION MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, That E. G. Ballenger, also known as  
Everett Guy Ballenger of the 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  
Twenty Two Hundred - (\$ 2200.00 ) 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 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, 195<sup>3</sup>, and thereafter interest being due and payable -  
annually; said principal sum being due and payable in twenty (20) equal, successive, -  
annual installments of One Hundred Ten - (\$ 110.00 )  
Dollars each, and a final installment of -  
(\$ - ) Dollars the first installment of said principal being due and payable on the  
first day of November, 195<sup>4</sup> 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 agree-  
ments 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 debt as evidenced by the said note, 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 first party in hand well and truly paid by second party, at and before the sealing and delivery of these presents, receipt whereof is hereby acknowledged, has granted, bargained, sold, and released, in fee simple, 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:

All that certain tract of land containing eighty five and eighty-three one-hundredths (85.83) acres, more or less, known as the Groce Meadow Road Place, in School District #315, O'Neal Township, of Greenville County, South Carolina, about five miles North from the City of Greer, on the East side of the Meadow Road and on the West side of South Tyger River; and bounded now or formerly on the North by lands of R. C. Hudson, on the East by South Tyger River; on the South by the old ditch line separating the same from lands formerly of the Estate of A.B. Groce, and on the West by the said Meadow Road. Said tract of land is more particularly described as Tract No.1 on a plat of the T. M. Groce Estate, prepared by H. S. Brockman, Surveyor, on the 5th day of July, 1939, and recorded in the office of the Clerk of Court for Greenville County in Plat Book DD, Page 187, which plat and the record thereof are by reference incorporated herein.

Notwithstanding any provision herein, or in the note secured hereby, to the contrary, first party may make at any time advance payments of principal in any amount. Advance principal payments made within five years from the date hereof may be applied, at the option of second party, in the same manner as those made after five years from the date hereof.



RECORDED AND INDEXED BY

DAY OF

FOR GREENVILLE COUNTY, S.C.