

THE STATE OF SOUTH CAROLINA }
COUNTY OF South Greenville }

To All Whom These Presents May Concern:

SEND GREETING:

Whereas, I, the said W. C. Hawkins
in and by a certain promissory note in writing, of even date with these
Presents, am well and truly indebted to Farmers Bank of Simpsonville
in the full and just sum of Six Hundred and No/100 -- Dollars
to be paid on July 31, 1954

with interest thereon from date
at the rate of 6 per centum per annum, to be computed and paid semi-annually, in advance
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 mortgagor
in consideration of the said debt and
sum of money aforesaid, and for the better securing the payment thereof to the said
Mortgagee 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

Farmers Bank of Simpsonville

All that piece, parcel and lot of land lying and being in
Austin Township, Greenville County, South Carolina, containing
43.62 acres, more or less, according to survey and plat made by
W. J. Riddle, Surveyor, on June 29, 1933 and being the major por-
tion of a larger tract conveyed to Hassie K. Smith by J. W. Marler
and others by deed dated June 27, 1927, recorded in Deed Book
109, Page 176, and by the said Hassie K. Smith conveyed to W. C.
Hawkins. Specifically said tract of land is described by courses
and distances as follows:

Beginning at an iron pin in road on lands of Sam Bell and