

SOUTH CAROLINA, Greenville COUNTY.

In consideration of advances made and which may be made by Greenville Production Credit Association, Lender, to John H. Dogan Borrower, (whether one or more) aggregating \$ 400.00 (Four Hundred and 00/100) Dollars

(evidenced by note(s) dated 19... hereby expressly made a part hereof) and to secure said advances, and any additional advances (not exceeding an equivalent amount) that may subsequently be made to Borrower by Lender, to be evidenced by promissory notes, all renewals and extensions thereof, with interest until paid as provided in said note(s), and costs, including a reasonable attorneys' fee of not less than ten per centum (10%) of the total amount due thereon and charges, as provided in said note(s) and herein, undersigned has granted, bargained, sold, conveyed and mortgaged, and by these presents does hereby grant, bargain, sell, convey and mortgage in fee simple unto Lender, its successors and assigns:

All that tract of land located in Grove Township, Greenville County, South Carolina, containing 46.5 acres, more or less, known as the Fennell & Hannon place, and bounded as follows:

All that certain piece, parcel or tract of land lying and being in Grove Township, Greenville County, and being known and designated as tract No. 3 of the property of T. G. Hannon, as shown on plat thereof recorded in the R. M. C. Office for Greenville County in Plat Book C, at page 70, containing 46.5 acres, more or less, and being more particularly described as follows to wit:-

BEGINNING at a point in the center of the bridge over Grove Creek in the Greenville-Pelzer road and running thence along the center of said Pelzer-Greenville road, S 22-3/4 W 6.48 chains more or less, to the center of the intersection of old Mill Road with the Greenville-Pelzer road; thence along the center of Old Mill Road N 58 1/4 W 3.80 chains more or less, to a bend in said road; thence still with the center of said road N 64 1/2 W 6.00 chains to a bend in said road; thence still with the center of said road N 77 1/2 W 6.06 chains to a point in the center of the Old Mill Road at a corner of property now or formerly belonging to Arch McMahan; thence along the line of property, N 3 E 33.34 chains to a stone on branch, corner of tracts Nos 1 and 3 of the Hannon property; thence along the center of said branch as the line 11.60 chains more or less, in a easterly direction to the center of Grove Creek, corner of Tracts Nos. 1, 3 and 4, thence down the center of said Creek as the line to the center of the bridge over said creek on the Greenville-Pelzer road, the beginning corner. Being the same property conveyed to me as 46.5 acres by Caroline Williams by deed dated Oct. 7th., 1937 and recorded in the R. M. C. Office for Greenville County in Vol. 200, Page 459, and conveyed to said Caroline Williams as 40 1/2 acres by Harriett Donaldson by deed dated July 1st., 1936 and recorded in R. M. C. Office of Greenville County in Vol. 188, Page 14. This being the same land or portion of said land by deed dated 11th. day of September, 1944 by Eva Coffey Williams to T. M. Fennell and recorded in Vol. 267, Page 207 of the R. M. C. office for Greenville County, and conveyed to ^{mortgagee} ~~grantee~~ by deed by T. M. Fennell on Jan. 12, 1945 and recorded on Jan. 12, 1945 in book 334, page 232 in the R. M. C. Office for Greenville County, South Carolina 271 115

TOGETHER with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging or in any wise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said lands and premises unto Lender, its successors and assigns, with all the rights, privileges, members and appurtenances thereto belonging or in any wise appertaining.

UNDERSIGNED hereby binds himself, his heirs, executors, administrators and assigns to warrant and forever defend all and singular the said premises unto Lender, its successors and assigns, from and against Undersigned, his heirs, executors, administrators and assigns and all other persons whomsoever lawfully claiming or to claim the same or any part thereof.

PROVIDED ALWAYS, NEVERTHELESS, that if Borrower shall pay unto Lender, its successors or assigns, the aforesaid indebtedness and all interest and other sums secured by this or any other instrument executed by Borrower as security to the aforesaid indebtedness, and shall perform all of the terms, covenants, conditions, agreements, representations and obligations contained in a certain recorded Chattel Mortgage and/or Crop Lien executed by Borrower to Lender according to the true intent of said Chattel Mortgage and/or Crop Lien, all of the terms, covenants, conditions, agreements, representations and obligations of which are made a part hereof to the same extent as if set forth in extenso herein, then this instrument shall cease, determine and be null and void; otherwise it shall remain in full force and effect.

EXECUTED, SEALED, AND DELIVERED, this the 22nd. day of April 19 54

John H. Dogan (L. S.)
John H. Dogan (L. S.)

Signed, Sealed and Delivered in the presence of: (L. S.)
W. R. Taylor (L. S.)
Evelyn Miller (L. S.)

PROBATE FOR INDIVIDUALS

SOUTH CAROLINA, Greenville COUNTY.

PERSONALLY appeared before me W. R. Taylor and made oath that he saw the within named John H. Dogan sign, seal, and as his act and deed deliver the within mortgage; and that he, with Evelyn Miller witnessed the execution thereof.

Sworn to and subscribed before me this the 22nd. day of April 19 54

Evelyn Miller Notary Public for South Carolina. (L. S.)

W. R. Taylor