

FILED

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BOOK 861 PAGE 443

THE STATE OF SOUTH CAROLINA
COUNTY OF Greenville



To All Whom These Presents May Concern:

Mrs. Ollie Farnsworth

R. M. G.

SEND GREETING:

Whereas, we, the said Earl Pearson and Arie Pearson
in and by our certain promissory note in writing, of even date with these
Presents, are well and truly indebted to Farmers Bank of Simpsonville
in the full and just sum of Seven Hundred Two and 85/100 --Dollars
, to be paid on November 1, 1961

, with interest thereon from maturity
at the rate of 7 per centum per annum, to be computed and paid 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 we, the said mortgagors
, 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 us, the said mortgagors
, 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, its successors or assigns:

All that certain piece, parcel or tract of land lying and being in Butler Township, Greenville County, State of South Carolina, on the Andersons Bridge Road and Peters Creek and being known and designated as tract No. 2 on a plat made by J. Coke Smith under date of March 18, 1946, which said plat is recorded in Plat Book DD, page 87 in the Greenville County R.M.C. Office. It is bounded on the north by Peters Creek, on the east by J. F. Smith, on the south by Andersons Bridge Road and on the west by tract No. 1 on the mentioned plat and contains 39.95 acres. It is specifically described by courses and distances and metes and bounds on the plat and reference is here made thereto for a more definite and particularly description. It is understood and agreed that this mortgage is second and inferior in rank to one given by the mortgagors to the Federal Land Bank of Columbia in the amount of \$ 1,500.00 and covering the same property.

It is also understood and agreed that this mortgage is given to better secure the payment of a chattel mortgage of like amount this day executed unto the Farmers Bank of Simpsonville by the mortgagors.

*Paid in full 12-19-61
The Farmers Bank of Simpsonville, Simpsonville, S.C.
By D. L. Bramlett Jr. President*

*Witnesses
John W. Hughes
Earl Darby*

*29 Dec 61
Ollie Farnsworth
9:10 a. 16209*