

Form 1-285—S. C. Rev. 6-1-57.

THE FEDERAL LAND BANK OF COLUMBIA

STATE OF SOUTH CAROLINA,

AMORTIZATION MORTGAGE

COUNTY OF Greenville

THIS INDENTURE, made this 7th day of August, 1962, by and between

Roy J. Owens

hereinafter called first party, whether one or more, and The Federal Land Bank of Columbia, a corporation organized, chartered and existing pursuant to an Act of Congress, entitled the Federal Farm Loan Act, hereinafter called second party, WITNESSETH, that,

WHEREAS, first party is indebted to second party, as evidenced by a certain promissory note, of even date herewith, for the principal sum of Fourteen Thousand Three Hundred (\$ 14,300.00) Dollars, payable to the order of 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 Six (6%) per centum per annum, the first payment of interest being due and payable on the First day of November, 1962, and thereafter interest being due and payable Semi-annually; said principal sum being due and payable in Thirty-Three equal successive semi-annual installments of Four Hundred Twenty-One (\$ 421.00) Dollars each, and a final installment of Four Hundred Seven (\$ 407.00) Dollars, the first installment of said principal being due and payable on the First day of May, 1966, and thereafter the remaining installments of principal being due and payable semi-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 agreements as are contained in the said note, evidencing a loan made by second party, will more fully appear by reference thereto.

NOW, KNOW ALL MEN, that first party, in consideration of the debt as evidenced by said note, and for better securing the payment thereof to second party, according to the terms of 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 paid by second party, 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, including but not limited to, all trees, timber, shrubbery, fixtures and improvements now and hereafter thereon:

All those pieces, parcels or tracts of land situate, lying and being south of the town of Piedmont, near Rehobeth Baptist Church, in Grove Township, Greenville County, South Carolina, containing 166.07 acres, more or less, described as follows:

TRACT NO. 1: Containing 92.13 acres, more or less, and having, according to a plat of The Arch McMahan property prepared by William F. Lee, Surveyor, dated March 4, 1918, and recorded in the R.M.C. Office for Greenville County in Plat Book "AAA" at Page 33, the following metes and bounds:

BEGINNING at a point in the McMahan Mill Road and running thence north 11 degrees 15 minutes east 34.80 chains to a rock; thence south 89 degrees 30 minutes west 3.50 chains to a rock; thence north 71 degrees 00 minutes west 6.52 chains to a rock; thence north 86 degrees 00 minutes west 4.30 chains to a rock; thence south 11 degrees 30 minutes west 2.64 chains to a rock; thence north 87 degrees 00 minutes west 20.80 chains to a white oak; thence south 26 degrees 30 minutes west 14.86 chains to a rock in an old road; thence, along said old road, south 64 degrees 00 minutes east 15.00 chains to a rock; thence south 43 degrees 00 minutes east 5.00 chains, more or less, to the intersection of said old road with McMahan Mill Road; thence, along a new line south 52 degrees 30 minutes east 903.7 feet to a point in said McMahan Mill Road; thence, along said road, south 69 degrees 45 minutes east 8.10 chains to the point of beginning.

LESS, HOWEVER, a portion of said tract containing .67 acres, more or less, having the courses and distances shown on a plat thereof prepared by Charles K. Dunn and Dean C. Egens, Surveyors, dated June 29, 1962, and recorded in the R.M.C. Office for Greenville County in Plat Book "AAA" at page 147.

Said tract of land is bounded on the north by property of Jerry Cleveland; on the east by property of Arthur Harper; on the south by the McMahan Mill Road, by the .67 acre portion above mentioned, by other property of Roy J. Owens, and by property of William B. Feltman and Isabell A. Feltman; and on the west by property of P. B. Hendricks. This is the same property conveyed to Roy J. Owens by Bettie O. McMahan by deed recorded in the R.M.C. Office for Greenville County, in Deed Book 279 at Page 306, less the .67 acre portion above mentioned conveyed by Roy J. Owens to Patricia Elaine Feltman by deed of this date to be recorded in the R.M.C. Office for Greenville County.