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BOOK 899 PAGE 481

The State of South Carolina,

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

I, FRANK P. HAMMOND

SEND GREETING

Whereas, the said Frank P. Hammond

hereinafter called the mortgagor(s) in and by my certain promissory note in writing, of even date with these presents, well and truly indebted to THE PEOPLES NATIONAL BANK OF GREENVILLE, GREENVILLE, SOUTH CAROLINA

hereinafter called the mortgagee(s), in the full and just sum of SEVENTEEN (THOUSAND AND NO/100 -----

DOLLARS (\$ 17,000.00) to be paid

six (6) months from date

with interest thereon from date

at the rate of Five and one-half (5 1/2%)

percentum per annum, to be computed and paid until paid in full; all interest not paid when due to bear

interest at the same rate as principal.

And if any portion of principal or interest be at any time past due and unpaid, or if default be made in respect to any condition, agreement or covenant contained herein, then the whole amount evidenced by said note to become immediately due at the option of the holder thereof, 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 its interests to place, and the holder should place, the said note of 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 ten (10%) per cent, of the indebtedness as attorney's 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(s), in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said mortgagee(s) according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to me, the said mortgagor(s) in hand and truly paid by the said mortgagee(s) at and before the signing of these Presents, the receipt thereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said THE PEOPLES NATIONAL BANK OF GREENVILLE, GREENVILLE, S. C. ITS SUCCESSORS AND ASSIGNS FOREVER:

ALL that certain piece, parcel or lot of land in Butler Township, Greenville County, State of South Carolina, near the city of Greenville, and being known and designated as lot number 86 of a subdivision known as McSwain Gardens, a plat of which is of record in the RMC office for Greenville County in Plat Book GG at page 75, and having the following metes and bounds, to-wit:

BEGINNING at a point on the northwestern side of McSwain Drive at the joint front corner of lots 85 and 86 and running thence with the joint line of lots 85 and 86, N 27-50 W approximately 229.9 feet to a point in Brushy Creek, the joint rear corner of lots 85 and 86; thence with said creek as a line approximately N 82-00 E approximately 106.3 feet to a point, the joint rear corner of lots 86 and 87; thence with the joint line of lots 86 and 87, S 27-50 E approximately 196 feet to a point on the northwestern side of McSwain Drive at the joint front corner of lots 86 and 87; thence with the northwestern side of McSwain Drive S 62-10 W, 100 feet to the point of beginning.