

JUL 31 2 53 PM '69

Form FLDL-1-25-R, C. Rev. Dec., 1967

OLLIE FARNSWORTH  
R. M. C.

BOOK 1132 PAGE 647

THE FEDERAL LAND BANK OF COLUMBIA

STATE OF SOUTH CAROLINA;

County of GREENVILLE

MORTGAGE LOAN NO. 5193-037

THIS INDENTURE, made this 16th day of July, 1969, by and between CAROLINA, INC. OF GREENVILLE, S. C.

hereinafter called first party, whether one or more, and The Federal Land Bank of Columbia, of Columbia, S. C., 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 in the principal sum of ONE HUNDRED AND TWENTY-FIVE THOUSAND AND NO/100 - - - - - Dollars (\$ 125,000.00 ), as evidenced by a certain promissory note, of even date herewith, payable to the order of second party in Thirty (30) successive Annual installments of principal, the first installment of principal being due and payable on the First day of September, 1970, with interest from date of said note payable as and at the rate(s) provided in said note, all of which and such other terms, conditions, and agreements as contained in said note will more fully appear by reference thereto, which note is made a part of this mortgage to the same extent as if it were set out in extenso herein. This mortgage also secures all advances made by second party hereunder, and under the terms of said note, all amounts included in all reamortizations, renewals, deferrals, and extensions of any indebtedness hereby secured.

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 that certain piece, parcel or tract of land in Greenville County, State of South Carolina, containing 315.10 acres, more or less, as shown on a plat entitled Property of Charles B. Thomas, prepared by C.O. Riddle, Surveyor, dated May 1964, recorded in the RMC Office for Greenville County in Plat Book RR, at page 179 and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin in the center of South Carolina Highway No. 14 in the northern boundary of the premises herein described and said iron pin being a joint corner with property of Walter E. Phillips and property of Leola F. Smith and others and running thence with said Smith property, S. 60-38 E. 488.7 feet to a stone; thence with property now or formerly of Fred B. Jones, S. 61-17 E. 796.8 feet to an iron pin; thence with property now or formerly of C. M. McKinney Estate S. 61-30 E. 403.7 feet to an iron pin; thence with property now or formerly of R. L. Cox, S. 61-36 E. 263.9 feet to a stone at the joint corner with property now or formerly of W. J. and Eleanor W. Griffith; thence with the Griffith property and with property now or formerly of Wade Drayton Brown, Jr. and Dannelle C. Brown, S. 1-26 E. 2,603.2 feet to a stone at the joint corner with property now or formerly of J. F. Maxwell Estate; thence with said Maxwell property, S. 77-54 W. 1,468 feet to a stone at the joint corner with property now or formerly of W. D. Brown; thence with said Brown property, N. 9-28 W. 1,484.2 feet to a stone; thence continuing with said Brown property S. 83-04 W. 355.3 feet to an iron pin in the center line of South Carolina Highway No. 14, being a joint corner with property of Mt. Zion Methodist Church; thence with said Church property N. 17-18 W. 217.8 feet to an iron pin; thence continuing with said church property S. 52-29 W. 413.8 feet to a stone at or near the edge of a County Road; thence with said County Road and with the property now or formerly of R. C. Ayers, S. 79-10 W. 574 feet to an iron pin in said County Road; thence with said Ayers property S. 11-45 W. 410.8 feet to a stone; the joint corner of property now or formerly of Alford D. Tanner, Jr.; thence with said Tanner property S. 74-13 W. 642.5 feet to an iron pin at the joint corner with property now or formerly of C. E. and Lula B. Chandler; thence with said Chandler property S. 73-31 W. 899.6 feet to the center of a branch; thence with the center line of the branch as the line and with property now or formerly of J. H. Pike, having a traverse line as follows: N. 7-23 W. 155.8 feet, N. 61-46 W. 91.9 feet; N. 30-50