

BOOK 800 PAGE 482

THE STATE OF SOUTH CAROLINA

COUNTY OF Greenville

FILED

AUG 21 1959 A.M.



To All Whom These Presents May Concern:

I, Walter L. Dean

Mrs. Ollie Farnsworth
R. M. C.

SEND GREETING:

Whereas, I, the said Walter L. Dean

in and by my certain promissory note in writing, of even date with these

Presents, am well and truly indebted to Farmers Bank of Simpsonville

in the full and just sum of Five Hundred and No/100 --(500.00) Dollars

, to be paid on December 23, 1959

, with interest thereon from date

at the rate of 6 per centum per annum, to be computed and paid semi-annually, 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 I, the said mortgagor

, 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 me, the said mortgagor

, 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 and Assigns forever:

All that certain piece, parcel or tract of land, with the improvements thereon, lying, being and situate in the County of Greenville, State of South Carolina, Austin Township, containing 34.90 acres according to plat made by C. O. Riddle dated October, 1958 and being more fully described in accordance with said plat, to-wit:

BEGINNING at an iron pin at the intersection of Pelham-Greenville Rd. and a County Rd. and running thence S. 2-04 E. 20.5 ft; thence down said road S. 54-15 W. 100 ft; thence S. 68-50 W. 100 ft; thence S. 71-06 W. 200 ft; thence S. 63-16 W. 200 ft; thence S. 49-34 W. 100 ft; thence S. 43-48 W. 177.2 ft; thence N. 47-01 W. 473.4 ft. to iron pin; thence S. 28-29 W. 384.3 ft. to iron pin; thence S. 44-50 W. 768.8 ft. to iron pin; thence S. 48-20 W. 2013 ft. to center of creek; thence along the meanders of said creek with the following approximate courses: N. 24-19 W. 96 ft.; thence N. 13-01 E. 155 ft.; thence N. 15-01 W. 81.8 ft. to iron pin; thence N. 40-45 E. 2569.3 feet to iron pin; thence S. 49-15 E. 11 feet to iron pin; thence N. 41-45 E. 262 feet