

SOUTH CAROLINA, Greenville COUNTY.

In consideration of advances made and which may be made by Blue Ridge Production Credit Association, Lender, to C. C. McGowan and Eva R. McGowan, Borrower (whether one or more), aggregating FIFTEEN HUNDRED SIXTY SIX AND NO/100 Dollars (\$1,566.00), (evidenced by note(s) dated July 12, 1960, hereby expressly made a part hereof) and to secure said advances, and any additional advances (not exceeding an equivalent amount) that may subsequently be made to Borrower by Lender, to be evidenced by promissory notes, all renewals and extensions thereof, and all other indebtedness now due or to become due or hereafter contracted, with interest until paid as provided in said note(s), and costs, including a reasonable attorney's fee of not less than ten per centum (10%) of the total amount due thereon and charges, as provided in said note(s) and herein, Undersigned has granted, bargained, sold, conveyed and mortgaged, and by these presents does hereby grant, bargain, sell, convey and mortgage in fee simple unto Lender, its successors and assigns:

All that tract of land located in Oneal Township, Greenville County, South Carolina, containing 28 acres, more or less, known as the _____ place, and bounded as follows:

All that certain parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, Oneal Township, about 3 miles Northwest from Greer, in the Fairview Church community, and containing twenty-eight (28) acres, more or less, bounded by lands now or formerly belonging to R. B. Mason, Lee Smith and others, and having the following courses and distances, to wit: Beginning at an iron pin on Community Road leading from Owen's store to Gilreath's Mill, Mason corner, and running thence S. 75 E. 25.54 chains to iron pin and stone; thence S. 2.00 W. 9.00 chains to stone; thence N. 84.15 W. 25.66 chains to said community road; thence along said road N. 3.30 E. 13.18 chains to the beginning corner.

ALSO: All of that certain parcel or lots of land situated on the West side of Morrow Street and the North side of Hawkins Ave., in the city of Greer, Chick Springs Township, Greenville County, State of South Carolina, being Lots Nos. 31 and 32 of Morrow Heights according to a survey and plat by H. S. Brockman, Surveyor, dated September, 1935, and having the following meats and bounds: Beginning at an iron pin of the West side of Morrow Street, corner of Lots 30 and 31 and running thence along the line of said lots, N. 77-49 W. 150 feet to an iron pin; thence S. 11-47 W. 150 feet to an iron pin; thence S. 11-47 W. 150 feet to an Iron Pin on the North side of Hawkins Ave.; thence along said Ave., S. 77-49 E. 155.3 feet to the West side of Morrow Street thence along said street, N. 11.45 E. 150 feet to the beginning corner.

A default under this instrument or under any other instrument heretofore or hereafter executed by Borrower to Lender shall at the option of Lender constitute a default under any one or more, or all instruments executed by Borrower to Lender.

TOGETHER with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging or in any wise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said lands and premises unto Lender, its successors and assigns with all the rights, privileges, members and appurtenances thereto belonging or in any wise appertaining.

UNDERSIGNED hereby binds himself, his heirs, executors, administrators and assigns to warrant and forever defend all and singular the said premises unto Lender, its successors and assigns, from and against Undersigned, his heirs, executors, administrators and assigns and all other person whomsoever lawfully claiming or to claim the same or any part thereof.

PROVIDED ALWAYS, NEVERTHELESS, that if Borrower shall pay unto Lender, its successors or assigns, the aforesaid indebtedness and all interest and other sums secured by this or any other instrument executed by Borrower as security to the aforesaid indebtedness, and shall perform all of the terms, covenants, conditions, agreements, representations and obligations contained in a certain recorded crop and/or chattel mortgage executed by Borrower to Lender according to the true intent of said Chattel Mortgage and/or Crop Lien, all of the terms, covenants, conditions, agreements, representations and obligations of which are made a part hereof to the same extent as if set forth in extenso herein, then this instrument shall cease, determine and be null and void; otherwise it shall remain in full force and effect.

EXECUTED, SEALED, AND DELIVERED, this the 12th day of July, 1960.

C. C. McGowan, Jr. (L.S.)
(C. C. McGowan, Jr.) (L.S.)

Eva R. McGowan (L.S.)
(Eva R. McGowan)

Signed, Sealed and Delivered in the presence of:

W. R. Taylor
(W. R. Taylor)
Polly Barnett
(Polly Barnett)

PROBATE FOR INDIVIDUALS

SOUTH CAROLINA, Greenville COUNTY.

PERSONALLY appeared before me W. R. Taylor and made oath that he saw the within-named C. C. McGowan, Jr. and Eva R. McGowan sign, seal, and as their act and deed deliver the within mortgage; and that he, with Polly Barnett witnessed the execution thereof.

Sworn to and subscribed before me this the 12th day of July, 1960
Polly Barnett (L.S.)
Polly Barnett Notary Public for South Carolina.

W. R. Taylor
W. R. Taylor

Satisfied and cancelled this 15th day of July, 1960
Blue Ridge Production Credit Association
Notary - Trust
Witness

SATISFIED AND CANCELLED OF RECORD
DAY OF
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT: 10:00 AM