WALKER, EVANS & COGSWELL CO., CHARLESTON, S. C. 35086

THE STATE OF SOUTH CAROLINA, } TO ALL WHOM THESE PRESENTS MAY CONCERN:
County of Greenville.

I, E. R. Taylor

SEND GREETING:

WHEREAS, I, the said E. R. Taylor in and by my certain promissory note in writing, of even date with these presents, am well and truly indebted to J. J. McSwain in the full and just sum of Fifteen hundred ($1500.00) Dollars, to be paid Three hundred ($300) dollars each year for five (5) successive years on August 11 of each year.

with interest thereon, from date at the rate of eight per cent. per annum, to be computed and paid annually 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; then 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; said note further providing for an attorney's fee of Ten per cent besides all costs and expenses of collection, to be added to the amount due on said note, to be collectible as a part thereof, if the same be placed in the hands of an attorney for collection, or if said debt, or any part thereof, be collected by an attorney or by legal proceedings of any kind (all of which is secured under this mortgage; as in and by the said note, reference being thereunto had, as will more fully appear.

NOW, KNOW ALL MEN, That I the said E. R. Taylor in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said J. J. McSwain according to the terms of said note, and also in consideration of the further sum of Three Dollars, to me, the said Grantor in hand well and truly paid by the said J. J. McSwain, Grantee 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 J.J. McSwain, All the following tracts or parcels of land in Chick Springs Township, State and County aforesaid, containing 29.37/100 acres, more or less, being bounded by lands of my father, J.T. Taylor, W.W. Burgiss, Mrs. _ Caldwell, formerly Holtz--claw and the public road, leading from the National Highway to Applachee, on which said land I reside, and on which is located the orchard of fruit farm belonging to myself commonly designated as "Mountain View Orchard", and more particularly described as follows:

Tract No. 1, containing 20.77/100 acres, more or less, being tract #5 on the sub-division of the Jno. T. Taylor land, made by R.W. Parker, Surveyor, in 1918, for the Southern Land Auction Company, and being the same conveyed by John T. Taylor to myself and R.B. Taylor on June 7, 1920 by deed recorded in R.M.C. Office for State and County aforesaid, Vol. 68 page 247, and in which the said R.B. Taylor conveyed to me his undivided interest by deed dated August 29, 1921, recorded in aforesaid R.M.C. Office, Vol. 89, page 11.

Tract No. 2. All that parcel or tract of land known as tract No. 4 of the subdivision by C.L. Chandler made by H.G. Bailey, Surveyor, in 1918, and containing 2.20/100 acres, more or less, and being the same lot of land conveyed to me by R.B. Taylor, August 29, 1921 by deed recorded in R.M.C. Office Vol. 89, page 11 and to the said R.B. Taylor by J.P. Taylor, and to the said J.P. Taylor by C.L. Chandler.

Tract No. 3. All that tract or parcel of land known as tract No. 3 of the sub-division of -C.L. Chandler land by H.G. Bailey, Surveyor in 1919, and containing 2.90/100 acres, more or less, and being the same tract conveyed to me by J.P. Taylor on January 4, 1921, by deed recorded in Vol. 64, page 235, and conveyed to the said J.P. Taylor by C.L. Chandler on December 9, 1919 by deed recorded in R.M.C. Office for said State and County in Vol. 70, page 141.

Tract No. 4. All that tract or parcel of land in said State and County, known as Tract No.2 of the sub-division of C.L. Chandlers land by H.G. Bailey, Surveyor, in 1919, and containing 3.50/100 acres, more or less, and conveyed to me by R.B. Taylor on May 20, 1922, and to the said R.B. Taylor by J.P. Taylor on January 4, 1921 by deed recorded in R.M.C. Office aforesaid Vol. 64, page 236, reference to all of said deeds and records thereof being hereby craved.

I hereby agree and consent that if I sell and convey the land herein mortgaged, or move away from same, or cease to improve, maintain and cultivate the same as a modern commercial orchard and farm, then in such event, the principal of this debt shall all become immediately due and payable.

SATISFIED