

THE STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE.

Whereas Avery Patton, President and Treasurer,
and Susie L. Patton, Secretary of the Independent
Guano Company are the only stockholders of said
company and as such have executed the within
mortgage and the note which it secures,
Now, Therefore,

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
I, W. C. Adams,
Notary Public for said County of Greenville,
do hereby certify that the within mortgage and note
were duly executed before me by the said Avery Patton
and Susie L. Patton, and that the same have been
properly recorded in the office of the Register of Deeds
of said County of Greenville, and that the same have
not been assigned or otherwise transferred to any
other person, and that the same are now in full force
and effect.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS

March 21 the said Independent Guano Company
a corporation chartered under the laws of the State of South Carolina,

in and by its certain promissory
note in writing, of even date with these presents, is well and truly indebted to

Avery Patton in the full and just sum of One Thousand
Five Hundred (\$1,500.00) Dollars, to be paid one year after date

with interest thereon from March 21 at the rate of seven
per centum to be computed and paid semi-annually 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 interest to be placed, 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 attorney's fees, this to be added to the mortgage in-
debtedness, and to be secured under this mortgage as a part of said debt.

NOW, KNOW ALL MEN, THAT

W. C. Adams, the said Independent Guano
in consideration of the said debt and sum of money aforesaid,

and for the better securing the payment thereof to the said Avery Patton

according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to it, the said
Independent Guano Company

in hand well and truly paid by said Avery Patton 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 Avery Patton

All that certain piece, parcel or lot of land
lying and being situate near the city of Greenville,
and on Piney Mountain, and being known and
designated as Lot #13 of Clairemount Ridge, a plat
of which property is recorded in office of R. M. G.
for Greenville County in Book "H" at page 182, and
on that plat is described as follows:

Beginning on Piney Mountain road at corner of
lot #14 on said plat, and running thence S. 55-30
W. 764.7 feet; thence S. 35-20 E. 200 feet to lot #12 on
said plat; thence along line of lot #12 N. 55-30 E.
621 feet to Piney Mountain Road; thence N. 1-50 W.
145 feet to bend in road; thence N. 4-25 E. along
said road 100 feet to the beginning corner, and being
the same lot of land conveyed to the Independent
Guano Company by Clairemount Ridge, Inc. by
deed dated March 25, 1931, and recorded in office
of R. M. G. for Greenville County in Book 121 at page
1235.

W. C. Adams
19th day of Feb - 1941
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[Handwritten signatures and notes throughout the document, including 'W.C. Adams', 'Avery Patton', and various dates and amounts.]