

Form L.B.C. No. 3—South Carolina, Rev. 6-26-33.

mid 10-33 L. F.C. STATE OF SOUTH CAROLINA, County of Greenville

The Federal Land Bank of Columbia

AMORTIZATION MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, That

E. B. Garrison,

County and State aforesaid, hereinafter called first party, whether one or more, SEND GREETINGS:

WHEREAS, first party is indebted to the Land Bank Commissioner, acting pursuant to Part 3 of the Act of Congress approved March 2, 1933, known as the Emergency Farm Mortgage Act of 1933, hereinafter called second party, as evidenced by a certain promissory note, of even date herewith, for the principal sum of ... Dollars, payable to the order of the second party, together with interest from the date of said note on the principal sum remaining from time to time unpaid at the rate of ... per centum per annum, the first payment of interest being due and payable on the ... day of ... 1933, and thereafter interest being due and payable ... annually; said principal sum being due and payable in ... equal successive, ... annual installments of ... Dollars each, and a final installment of ... Dollars, the first installment of said principal being due and payable on the ... day of ... 1933, and thereafter the remaining installments of principal being due and payable ... annually until the entire principal sum and interest are paid in full; all of which and such other terms, conditions, and agreements as are contained in the said note, will more fully appear by reference thereto.

NOW, KNOW ALL MEN, That first party, in consideration of the debt as evidenced by the said note, and for better securing the payment thereof to second party, according to the terms of the 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 well and truly paid by second party, at and before the sealing and delivery of these presents, 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, his successors and assigns, the following described lands, to wit:

All that tract or parcel of land containing one hundred sixty-five and four-tenths (165.4) acres, more or less, in Grove Township, Greenville County, South Carolina, on the Wilson Bridge and Piedmont Roads, about twelve (12) miles south of Greenville, bounded on the north by D. P. Pearson, R. B. Gresham and B. B. Young; on the east by R. B. Gresham and Charles and Leland Garrison; on the south by W. T. Martin, O. H. Garrison estate, and Sandy Springs Church lot; on the west by O. H. Garrison estate and A. Fuller, and having the following courses and distances according to survey and plat made by W. J. Riddle, Surveyor, June 14, 1933.

Beginning on stone, corner of Sandy Springs Church lot and O. H. Garrison estate, and running thence with line of O. H. Garrison estate North 55 degrees 30 minutes West 1063 feet to stone, corner of A. Fuller; thence with line of A. Fuller, crossing the Georgia or Wilson Bridge Road, North 0 degrees 30 minutes East 539 feet to stone, corner of D. P. Pearson; thence with his line North 35 degrees 30 minutes East 1470 feet to stone; thence still with his line North 78 degrees East 1612 feet to stone, corner of R. B. Gresham; thence with his line South 20 degrees 30 minutes East 1063 feet to iron pin on Georgia or Wilson Bridge Road; thence with center of said road and line of R. B. Gresham North 79 degrees 45 minutes East 726 feet to bend in road, corner of B. B. Young; thence with center of road and Young's line South 85 degrees East 741 feet to iron pin, corner of Charles and Leland Garrison; thence with their line South 15 degrees 10 minutes West 1100 feet to iron pin; corner of W. T. Martin; thence with his line North 62 degrees West 500 feet to stump; thence still with Martin's line South 34 degrees 20 minutes West 1420 feet to iron pin in public road; thence with center of said road and line of O. H. Garrison estate North 46 degrees 45 minutes West 805 feet to bend in road; thence with line of Garrison and center of road North 64 degrees 45 minutes West 66 feet; thence with Garrison line and center of public road South 79 degrees West 670 feet to iron pin, corner of Church lot; thence with line of said lot and road North 62 degrees 30 minutes West 310 feet to iron pin; thence crossing the Piedmont Road, still with Church lot South 72 degrees West 172 feet to B. Gup; thence still with line of Church lot South 18 degrees 45 minutes West 310 feet to the beginning.

Whereas, first party is indebted to The Federal Land Bank of Columbia, a corporation created, organized and existing under and by virtue of an Act of Congress, entitled the Federal Farm Act, hereinafter called second party, as evidenced by a certain promissory note of even date herewith, for the principal sum of Two Thousand & no/100 (\$2,000.00) Dollars, payable to the order of the second party, together with interest from the date of said note on the principal sum remaining from time to time unpaid at the rate of Five (5%) per centum per annum (or at the rate of interest fixed by Act of Congress), the first payment on interest being due and payable on the First day of November, 1933, and thereafter interest being due and payable annually; said principal sum being due and payable in Twenty (20) equal, successive, annual installments of One Hundred & no/100 (\$100.00) Dollars each and a final installment of (\$2000.00) Dollars, the first installment of said principal being due and payable on the First day of November, 1934, and thereafter the remaining installments of principal being due and payable annually until the entire principal sum and interest are paid in full, and each installment of principal and interest bearing interest from due date until paid at the highest rate authorized to be charged under the Federal Farm Loan Act, as amended; all of which and such other terms, conditions and agreements as are contained in the said note will more fully appear by reference thereto.

3. First party will insure, and keep insured, any buildings on said property, or which may hereafter be erected thereon, as may be required by second party or by the regulations of the Federal Farm Loan Board, and the Land Bank Commissioner, from time to time against loss or damage by fire or windstorm in an amount and in such company as shall be satisfactory to second party, the loss, if any to be payable to second party as its interest may appear at the time of the loss, and will deliver the policy of insurance to second party and will promptly pay when due all premiums for such insurance. If any building on said premises so insured shall be destroyed or damaged by fire or windstorm, the amount received in settlement of the loss or damage may be applied, at the option of first party and subject to the rules and regulations of the Federal Farm Loan Board and the Land Bank Commissioner, to the reconstruction or repair of the building so destroyed or damaged; and any portion of such insurance funds not so used shall be applied on the indebtedness hereby secured in such manner as second party, in its sole discretion may determine.

RECORDED AND CANCELLED DAY OF ... 1933 AT ... M. NO. 18626

Handwritten notes: 'The debt received by the first party having been paid this 27th day of ... 1935 Federal Land Bank of Columbia'