

THE STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

BOOK 644 PAGE 479

To All Whom These Presents May Concern:

I, Thomas P. Hipps

SEND GREETING:

Whereas, I, the said Thomas P. Hipps  
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 One Thousand and No/100 -- Dollars

, to be paid \$25.00 one month after signing hereof and  
a like payment of \$25.00 on each succeeding month thereafter until  
paid in full.

, with interest thereon from date

at the rate of 6 per centum per annum, to be computed and paid monthly

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 or assigns:

All those three lots or parcels of land lying and being situate in Austin Township, County and State aforesaid, known and designated on a plat of S. T. Holland property, recorded in plat Book W, Page 103, as lots numbers 39, 40, and 41. Said lots are described as a whole by courses and distances on that plat as follows:

Beginning at a corner on the eastern side of the Simpsonville Road at George Moore's land and running thence along said road N. 24-37 W. 144 feet to bend; thence continuing along said road N. 28-49 W. 200 feet to corner on lot number 42 on said plat; thence N. 61-11 E. 225 feet to corner of lands of Charlie Hipps; thence N. 46-36 W. 314 feet to an old stone corner on George Moore; thence along line of George Moore S. 43-12 W. 336 to the beginning corner. Lot number 39 has a frontage along the Simpsonville Road of 144 feet with lots numbers 40, 41 each having a frontage of 100 feet along said road. The subdivision from which these three lots are cut is carved out of a tract of land known as the Victor Smith property, and is the same property conveyed to mortgagor by S. T. Holland by deed recorded in Vol. 398, page 343 in the Greenville County R. M. C. Office.