

BOOK 694 PAGE 184

The State of South Carolina, {

County of GREENVILLE }

To All Whom These Presents May Concern:

BROWN, INC.

SEND GREETING:

Whereas, the said BROWN, INC.

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 H. K. Townes, Attorney in the full and just sum of Four Thousand Five Hundred (\$4,500.00)

, to be paid 90 days after date

, with interest thereon from date

at the rate of 7 per centum per annum, to be computed and paid quarterly

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 attorney's 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 the said Brown, Inc.

, in consideration of the said debt and

sum of money aforesaid, and for the better securing the payment thereof to the said H. K.

Townes, Attorney

according to the terms of the said note, and also in

consideration of the further sum of Three Dollars, to it the said Brown, Inc.

, in hand well and truly paid by the said H. K. Townes, Attorney

at and before the signing of these Presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released and by the Presents does grant, bargain, sell and release unto the said H. K. Townes, Attorney, his heirs and assigns:

All that certain lot of land in Greenville County, South Carolina, known and designated as Lot No. one hundred eighty (180) of Section II of Oak-Crest, a subdivision as represented by a plat made by C. C. Jones, Engr., and recorded in the Greenville County R. M. C. Office in Plat Book "GG" at Pages 130 and 131.

Said lot lies on the south side of Brownwood Drive, and on the western side of Maryland Avenue, being a corner lot as shown on said plat and it adjoins Lot 181 on the west and Lot 179 on the south.

This is the same lot conveyed to Brown, Inc., by George F. Townes, as trustee, by deed of even date herewith to be recorded.