

SOUTH CAROLINA, Greenville COUNTY.

In consideration of advances made and which may be made by Blue Ridge Production Credit Association, Lender, to W. F. Stanford and Elda Mae H. Stanford, Borrower (whether one or more), aggregating TWO THOUSAND SEVEN HUNDRED AND NO/100 Dollars

(\$ 2,700.00), (evidenced by note(s) dated June 13, 1960, hereby expressly made a part hereof) and to secure said advances, and any additional advances (not exceeding an equivalent amount) that may subsequently be made to Borrower by Lender, to be evidenced by promissory notes, all renewals and extensions thereof, and all other indebtedness now due or to become due or hereafter contracted, with interest until paid as provided in said note(s), and costs, including a reasonable attorney's fee of not less than ten per centum (10%) of the total amount due thereon and charges, as provided in said note(s) and herein, Undersigned has granted, bargained, sold, conveyed and mortgaged, and by these presents does hereby grant, bargain, sell, convey and mortgage in fee simple unto Lender, its successors and assigns:

All that tract of land located in O'Neal Township, Greenville County, South Carolina, containing 131 acres, more or less, known as the place, and ~~located~~ Located in School District No. 400 (Lenoah), near Blue Ridge High School, and as shown by a plat thereof by H. S. Brockman, Surveyor, February 20, 1957, as having the following courses and distances:

BEGINNING at an iron pin on the eastern bank of the South Tiger River (iron pin at 10 feet), cornering with Leon F. Few and running thence and crossing branch with the Few line, N 61-15 E. twenty-nine hundred and forty-two (2942) feet to an iron pin on or near a branch and cornering on the formerly C. M. Ponder Estate line; thence with the Ponder line, S 13-28 E. eleven hundred and eighty-eight (1188) feet to an iron pin in a red oak stump at angle; thence still with the Ponder line, S 26-07 E. (crossing the improved road) twelve hundred eighteen (1218) feet to an iron pin at the Ponder corner; thence with Ponder line, S 53-34 W. one thousand seventy-three (1073) feet to an iron pin at an angle; thence, N 44-30 W. eight hundred seventy-four (874) feet (crossing a branch) to an iron pin; thence S 53-15 W. thirteen hundred seventy eight (1378) feet (crossing another branch) to an iron pin on the bank of South Tiger River; thence with the center of the said river as the line as follows: N 31-28 W. 200 feet; N. 20-38 W. 300 feet; N 23-15 W. 300 feet; N 32-30 W. 193 feet; N 49-00 W. 112 feet; N 9-15 W. 200 feet; N 6-15 E. 253 feet; N 31-15 W. 300 feet to the beginning corner, And bounded northerly and north westerly by N. F. Few; easterly and southerly by the former C. M. Ponder Estate; and westerly by the South Tiger River; and being the same tract of land conveyed to J. Henry Barton by Sarah E. Noble on December 13, 1905, and recorded in Vol. RRR page 301. The above property under the terms of the Will was advertised and sold at public auction on the premises by the executor on February 23, 1957, and sold to the grantee herein, who was at the price named the last and highest bidder therefor.

A default under this instrument or under any other instrument heretofore or hereafter executed by Borrower to Lender shall at the option of Lender constitute a default under any one or more, or all instruments executed by Borrower to Lender.

TOGETHER with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging or in any wise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said lands and premises unto Lender, its successors and assigns with all the rights, privileges, members and appurtenances thereto belonging or in any wise appertaining.

UNDERSIGNED hereby binds himself, his heirs, executors, administrators and assigns to warrant and forever defend all and singular the said premises unto Lender, its successors and assigns, from and against Undersigned, his heirs, executors, administrators and assigns and all other person whomsoever lawfully claiming or to claim the same or any part thereof.

PROVIDED ALWAYS, NEVERTHELESS, that if Borrower shall pay unto Lender, its successors or assigns, the aforesaid indebtedness and all interest and other sums secured by this or any other instrument executed by Borrower as security to the aforesaid indebtedness, and shall perform all of the terms, covenants, conditions, agreements, representations and obligations contained in a certain recorded crop and/or chattel mortgage executed by Borrower to Lender according to the true intent of said Chattel Mortgage and/or Crop Lien, all of the terms, covenants, conditions, agreements, representations and obligations of which are made a part hereof to the same extent as if set forth in extenso herein, then this instrument shall cease, determine and be null and void; otherwise it shall remain in full force and effect.

EXECUTED, SEALED, AND DELIVERED, this the 13th day of June, 1960.

Signed, Sealed and Delivered in the presence of:

Juanita Lancaster (W. A. Hambricht)

William F. Stanford (L.S.) (W. F. Stanford) (L.S.) Elda Mae H. Stanford (L.S.) (Elda Mae H. Stanford)

PROBATE FOR INDIVIDUALS

SOUTH CAROLINA, Spartanburg COUNTY.

PERSONALLY appeared before me Juanita Lancaster and made oath that he saw the within-named W. F. Stanford and Elda Mae H. Stanford sign, seal, and at their act and deed deliver the within mortgage; and that he, with W. A. Hambricht witnessed the execution thereof.

Sworn to and subscribed before me this the 13th day of June, 1960. W. A. Hambricht (L.S.) (W.A. Hambricht) Notary Public for South Carolina.

Juanita Lancaster (Juanita Lancaster)

Satisfied and Cancelled this 13th day of June 1960

Blue Ridge Production Credit Association

SATISFIED AND CANCELLED BY RECORDS DEPARTMENT OF SPARTANBURG COUNTY, S.C. FILED IN BOOK 827 PAGE 231