

REAL ESTATE MORTGAGE FOR SOUTH CAROLINA
(DIRECT LOAN)

KNOW ALL MEN BY THESE PRESENTS, Dated June 27, 1962

WHEREAS the undersigned, H. Bruce Ayers and Mary Ann G. Ayers

residing in Greenville County, South Carolina

whose post office address is Rt: #4 Piedmont, South Carolina, hereinafter called Borrower, are (is) justly indebted to the United States of America, acting through the Farmers Home Administration, United States Department of Agriculture, hereinafter called the Government, as evidenced by one or more certain promissory note(s) or assumption agreement(s), hereinafter called the note(s) executed by Borrower and payable to the Government, containing covenants and agreements of Borrower in addition to the promise(s) to pay money, and authorizing optional acceleration of the entire indebtedness upon Borrower's breach of any covenant or agreement, said note(s) being described as follows:

Date of Instrument	Principal Amount	Annual Rate of Interest	Due Date of Final Installment
June 27, 1962	\$25,000.00	5%	June 27, 2002

NOW, THEREFORE, in consideration of the said indebtedness and to secure the prompt payment thereof and of any advances made hereunder and any renewals and extensions of any debt secured hereby, all with interest, and to secure the performance of every covenant and agreement of Borrower contained herein, in said note(s) or in any supplementary agreement, Borrower does hereby grant, bargain, sell, release, and assign unto the Government, with general warranty,

the following-described property situated in the State of South Carolina, County ~~xxx~~ of Greenville
ALL that piece, parcel or lot of land in Grove Township, Greenville County, State of South Carolina, containing 113.07 acres, more or less, according to survey and plat made by J. Mac Richardson, Reg. Land Surveyor, dated November, 1951 with the said plat being recorded in Plat Book C, page 161, R. M. C. Office Greenville County, and being of record in the R. M. C. Office for Greenville County, in deed book 484 at page 261, and having the following courses and distances:

BEGINNING at a point in Bakers Creek on line of Campbell's land and running thence along Campbell's line N 15-30 E, 920 feet to a stone; thence N 75-45 W, 952 feet to corner; thence N 14-15 E 202 feet to corner; thence N 82-15E, 212.4 feet to stone; thence N 36-30 E, 3049.2 feet to a stake; thence N 24-00 W, 937.2 feet to corner in center of

road; thence along center of said road N 80-28 W, 176.2 feet to corner on lands of Fuller and Bennett; thence continuing along center of said road on the same course 564.3 feet to corner; thence leaving road and running S 21-00 W, 3627.7 feet to iron pin; thence S 76-00 E, 105.6 feet to iron pin thence S 75-45 E, 304.9 feet to corner in Bakers Creek; thence down Bakers Creek as the line by courses and distances as follows, to-wit: S 7-33 E, 431.6 feet, S 22-21 E, 279.5 feet, S 83-18 E, 108.9 feet, S 27-12 E, 244.9 feet, S 68-20 E, 330 feet, thence still along said branch S 85-03 E, 134.6 feet to the beginning corner.