BOOK 1255 PAGE 407

BOOK 69 PAGE 1539

SOUTH CAROLINA, Greenville COUNTY.

In consideration of advances made and which may be made by Blue Ridge Production Credit Association, Lender, to Jack W. Carlton Borrower, (whether one or more), aggregating EIGHT THOUSAND FIVE HUNDRED FIFTY FIVE DOLLARS AND 44/100---- Dollars ($ 8,555.44), (evidenced by note(s) of even date herewith, hereby expressly made a part hereof) and to secure, in accordance with Section 45-55, Code of Laws of South Carolina, 1962, (1) all existing indebtedness of Borrower to Lender (including but not limited to the above described advances), evidenced by promissory notes, and all renewals and extensions thereof, (2) all future advances that may subsequently be made to Borrower by Lender, to be evidenced by promissory notes, and all renewals and extensions thereof, and (3) all other indebtedness of Borrower to Lender, now due or to become due or hereafter contracted, the maximum principal amount of all existing indebtedness, future advances, and all other indebtedness outstanding at any one time not to exceed TEN THOUSAND---------- Dollars ($ 10,000.00), plus interest thereon, attorneys' fees and court costs, with interest as provided in said note(s), and costs including a reasonable attorney's fee of not less than ten (10%) per centum 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 27 acres, more or less, known as the Place, and bounded as follows.

ALL that piece, parcel or lot of land in O'Neal Township, Greenville County, State of South Carolina, containing 27 acres, more or less, situated on the north side of State Highway No. 415 (Greer-Locust Hill Road) and the east side of a County Road near Sandy Flat, bounded by lands of Frank A. Fowler, and lands now or formerly belonging to Mac Jones, Lee Dill Estate, Clayton and Fullinax, and being the remainder of the James August Fowler Farm.

2.00CT

FILED
GREENVILLE CO. S.C.
FEB 11 11 26 AM '80
DONNIE S. TANKERSLEY
R.M.C.

Cancelled by Lender

SATISFIED AND CANCELLED THIS 24276
8th DAY OF Feb. 19 80
GREENVILLE PRODUCTION CREDIT ASSN.
Robt W Caldwell
SECY-TREAS
WITNESS: R. Louise Gravnell

FEB 11 1980

SCTF ..... FEB 11 80 517

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 persons 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 all instruments executed by Borrower to Lender according to the true intent of said Mortgage

4328 RV-2