

The State of South Carolina, }

Mortgage of Real Estate

County of Greenville

To All Whom These Presents May Concern:

We, Adger Cothran, Dewey Cothran and Alvin Cothran, of Greenville County, in the State aforesaid, SEND GREETING:

WHEREAS, We the said Adger Cothran, Dewey Cothran and Alvin Cothran in and by our certain note of even date herewith, of which the following is a copy, are indebted unto Hershaw Oil Mill in the sum of Two Thousand Dollars (\$2,000.00) Anderson, S.C. August 15, 1931.

For value received, the undersigned, Adger Cothran, Dewey Cothran and Alvin Cothran, acknowledge that they are indebted to the Hershaw Oil Mill in the sum of Two Thousand Dollars (\$2,000.00) which sum they, jointly and severally, promise to pay to said Hershaw Oil Mill, or order, in the following manner, to-wit: One third thereof December 15, 1931; One third thereof December 15, 1932, and one third thereof December 15, 1933; together with accrued interest at the rate of six per cent. per annum from this date, payable on December 15, 1931, and each year thereafter on the 15th of December until said indebtedness has been fully paid and discharged. In the event any portion of any installment of principal or interest should not be paid promptly when due, the entire indebtedness then due and remaining unpaid shall become immediately due and payable at the option of the owner and holder hereof. The undersigned hereby reserve the right to anticipate the payment of the whole or any portion of said indebtedness at any time. In the event this note shall be placed in the hands of an attorney for collection or collected by suit, the undersigned, jointly and severally, promise to pay, in addition to principal and interest then due, ten per cent. of the amount then due as attorney's fees for collection. And the makers hereof and each and every secured person does hereby waive demand, presentment, notice of dishonor and protest, and seals the day and year first above written.

NOW KNOW ALL MEN, that we, Adger Cothran, Dewey Cothran and Alvin Cothran in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said Hershaw Oil Mill, do hereby mortgage unto the said Hershaw Oil Mill, and also in consideration of the further sum of Three Hundred and no. cents, the said Adger Cothran, Dewey Cothran and Alvin Cothran in hand well and truly paid by the said Hershaw Oil Mill.

at and before the sealing and delivery of these Presents, the receipt whereof hereby acknowledged, have granted, bargained, sold and released, and by these Presents, do grant, bargain, sell and release unto the said successors and assigns forever:

All that certain lot or parcel of land situated in Greenville County, South Carolina, containing 12.12 acres, more or less, and being the lot upon which the mortgagors have erected a gin house, and being bounded on three sides by lands of J. J. Cothran and on the other side by State Highway No. 247, upon which said State Highway said lot has a frontage of one hundred fifty (150) feet, and being all of the lot of land conveyed to the mortgagors herein by said J. J. Cothran by deed dated August 14, 1931, which deed, however, has not, as yet, been recorded but is to be recorded together with this mortgage.

And It is Agreed, That We are to keep the buildings on said premises insured against loss by fire in the sum of their full insurable value in such reputable Company as the said mortgagee may designate and shall have the loss if any, payable to the mortgagee as its interest may appear and failing to do so, the said mortgagee shall have the right to insure said property against loss by fire at my own expense, and this mortgage shall be extended so as to secure to the mortgagee the repayment of all insurable premiums advanced, together with interest on the same, at the rate of eight per cent. per annum. And, if for any reason the said insurance is cancelled, reduced, or refused in either of such events, the whole debt then remaining unpaid shall become and be due and payable at once at the option of said mortgagee.

RECORDED OF OCT 12 1931 SATISFIED AND CANCELLED OF J.A. WILSON, JR. COUNTY CLERK, GREENVILLE, S.C.