

For Release of 2.84 Acres from this Mortgage see R. E. M. Book 1186 Page 79 (known as a Partial Release)

sld

FILED GREENVILLE CO. S. C.

BOOK 1162 PAGE 573

Form F.L.B.-L.255-8

AUG. 7 8 58 PM '70

THE FEDERAL LAND BANK OF COLUMBIA

OLLIE FARNSWORTH
R.M.C.

STATE OF SOUTH CAROLINA,

MORTGAGE LOAN NO. S 193-178

County of Greenville

THIS INDENTURE, made this 4th day of August, 1970, by and between Albert Taylor, also known as Albert Q. Taylor

hereinafter called first party, whether one or more, and The Federal Land Bank of Columbia, of Columbia, S. C., a corporation organized, chartered and existing pursuant to an Act of Congress, entitled the Federal Farm Loan Act, hereinafter called second party, WITNESSETH, that,

WHEREAS, first party is indebted to second party in the principal sum of Twenty Thousand Five Hundred - Dollars (\$ 20,500.00), as evidenced by a certain promissory note, of even date herewith, payable to the order of second party in Thirty (30)

successive Annual installments of principal, the first installment of principal being due and payable on the First day of July, 1972, with interest from date of said note payable as and at the rate(s) provided in said note, all of which and such other terms, conditions, and agreements as contained in said note will more fully appear by reference thereto, which note is made a part of this mortgage to the same extent as if it were set out in extenso herein. This mortgage also secures all advances made by second party hereunder, and under the terms of said note, all amounts included in all reamortizations, renewals, deferments, and extensions of any indebtedness hereby secured.

NOW, KNOW ALL MEN, that first party, in consideration of the debt as evidenced by said note, and for better securing the payment thereof to second party, according to the terms of said note, and the performance of the conditions and covenants herein contained, and also in consideration of the sum of One Dollar to first party in hand paid by second party, receipt whereof is hereby acknowledged, has granted, bargained, sold and released, in fee simple, and by these presents does grant, bargain, sell and release, in fee simple, unto second party, its successors and assigns, the following described lands, including but not limited to, all trees, timber, shrubbery, fixtures and improvements now and hereafter thereon:

TRACT NO. 1: ALL that certain piece, parcel or tract of land situate, lying and being in Grove Township, Greenville County, South Carolina, shown and designated as a 20.4 acre tract on a plat of property entitled "Property of Albert Q. Taylor", Greenville County, South Carolina, dated August 18, 1961, by C. C. Jones, Civil Engineer, recorded in Plat Book ZZ, at page 129, R.M.C. Office for Greenville County, South Carolina and being described as follows:

BEGINNING at an iron pin in the center of a county road (known as Carr Road), corner of property formerly belonging to Brown and running thence North 20 degrees 15 minutes East 557 feet to an iron pin; thence North 39 degrees 45 minutes East 402 feet to an iron pin; thence North 15 degrees 30 minutes East 198 feet to an iron pin in creek; thence South 81 degrees 30 minutes East 19 feet to an iron pin; thence along creek, North 49 degrees 40 minutes East 370 feet and South 73 degrees East 311 feet to an iron pin at the joint corner of a 15 acre tract; thence South 13 degrees 30 minutes West 712 feet to an iron pin; thence South 26 degrees West 551 feet to an iron pin; thence along center line of said county road, North 89 degrees 15 minutes West 690 feet to the point of beginning.

TRACT NO. 2: ALL that piece, parcel or tract of land situate, lying and being in Greenville County, South Carolina, in Grove Township, and having the following metes and bounds, to-wit:

BEGINNING at a stone on the western line, thence North 22 degrees West 12.75 chains to a stone on Carr's line; thence South 66 degrees 00 minutes East 7.20 chains to a stone pile, OM; thence North 7 degrees 15 minutes East 21.65 chains crossing a branch to a larger stone, OM; thence South 28 degrees 00 minutes East 80 links to a stone, OM; thence South 67 degrees 00 minutes East 2.25 chains to a stone, OM; thence South 84 degrees 15 minutes East 13.40 chains to a cherry tree, OM; thence South 15 degrees 00 minutes East 1.70 chains crossing a branch to a stone, OM; thence South 15 degrees 30 minutes West 3.00 chains to a stone, OM; thence South 39 degrees 45 minutes West 6.09 chains to a stone, OM; thence South 20 degrees 15 minutes West 10.50 chains to a stone, OM; thence North 89 degrees 45 minutes West 9.25 chains to a stone, the beginning corner, containing 39.56 acres, more or less.

The same being one of the parcels and a part of one parcel conveyed to Albert Taylor (otherwise known as Albert Q. Taylor) by Donald & Baltz, by Deed dated May 25, 1956, recorded in Deed Book 553, at page 346, in the R.M.C. Office for Greenville County,

(over)