

FILED
 GREENVILLE S.C.
 BOOK 1052 PAGE 211
 FEB 15 11 02 AM 1937
 BOOK 24 PAGE 839

SOUTH CAROLINA, GREENVILLE COUNTY.

In consideration of advances made and which may be made by BLUE RIDGE CREDIT ASSOCIATION, Lender, to John P. Painter and Helen S. Painter Borrower, (whether one or more), aggregating TWENTY SIX HUNDRED AND NO/100 Dollars (\$ 2,600.00), (evidenced by notes of even date herewith, hereby expressly made a part hereof) and to secure, in accordance with Section 43-55, Code of Laws of South Carolina, 1932, (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 FIVE THOUSAND AND NO/100 Dollars (\$ 5,000.00), plus interest thereon, attorneys' fees and court costs, with interest as provided in said notes(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 notes and herein. Upon good and lawful consideration, 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 Oaklawn Township, Greenville County, South Carolina, containing 51.1 acres, more or less, known as the Coker Place, and bounded as follows:

ALL THAT CERTAIN lot, parcel or tract of land, with all improvements now constructed thereon, or hereafter constructed thereon, situate in, lying and being in the State of South Carolina, County of Greenville, Oaklawn Township, containing 51.1 acres and having, according to Plat made by W. F. Atkins dated July 26, 1946, the following notes and bounds, to-wit:

BEGINNING at an iron pin in the line of lands now or formerly owned by Dr. W. T. Martin, and running thence S. 67-25 W. 11.52 chains to iron pin in center of road; thence with the center of road as a line, S. 37 1/2 W. 7 chains to iron pin, corner of lands now or formerly owned by Silver; thence with the line of Silver land, S. 67 E. 29.26 chains to iron pin on branch; thence down branch as a line, N. 45 E. 12.15 chains to Maple; thence N. 16 1/2 W. 16.37 chains to stone, corner of Martin lands; thence with line of Martin lands; S. 78 1/2 W. 16 chains to the point of BEGINNING, less, however one-half acre conveyed by John P. Painter to Jerry G. Davis, et al, as recorded in Deed Book 718 at page 534.

ALSO all that piece, parcel or lot of land in Oaklawn Township, County of Greenville, State of South Carolina, and having the following notes and bounds, to-wit:

BEGINNING at an iron pin in the center of a tar and gravel road, (which tar and gravel road leads in a northerly direction to another tar and gravel road which leads in an easterly direction with U. S. Highway Number 25) which iron pin is 228 feet in a northerly direction from a nailcap in the center of said road, said iron pin being also 228 feet in a northerly direction from the W. F. Martin property; thence running in a westerly direction through Utility Pole Number 1316 210 feet, more or less, to a point in the line of the property of the grantor; thence still with the property of the grantor in a northerly direction 105 feet, more or less, to a point; thence in an easterly direction 210 feet, more or less, to a point on the westerly side of said tar and gravel road; thence extending in an easterly direction to the center of said tar and gravel road; thence with the center of said tar and gravel road, 105 feet, more or less, in a southerly direction to the point of BEGINNING.

WITNESSED and CANCELLED THIS 20th DAY OF July 1937
 BLUE RIDGE PRODUCTION CREDIT ASSN.
 SECRETY-TREAS
 2799 WITNESS *Louise Mammell*

FILED
 GREENVILLE S.C.
 JUL 23 3 59
 DONOVIS STARRS
 JUL 29 1974

A copy of this instrument or a copy of the instrument hereon or hereafter executed by Borrower to Lender shall at the option of Lender constitute a valid and enforceable security instrument in favor of Lender.

0839

4328 RV-2