WALKER, EVANS & COGSWELL CO., CHARLESTON, S. C. 1905

THE STATE OF SOUTH CAROLINA,

County of _Greenville_

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, _A B Coggins of the county of Greenville and State of South Carolina_ _____ SEND GREETING:

WHEREAS, _I_, the said _A B Coggins_

in and by _my_ certain _promissory_ _____ note in writing, of

even date with these presents, _am_ _____ well and truly indebted to

W P Cantrell

in the full and just sum of _Five Hundred and forty_

Dollars, to be paid _One year after date._

with interest thereon from _____ at the rate of _eight_ per cent. per annum to be

computed and paid _____

until paid in full; all interest not paid when due to bear interest at the same rate as principal; and if any portion of principal or interest be at any time past due and unpaid, then the whole amount evidenced by said note to become immediately due, at the option of the holder hereof, who may sue thereon and foreclose this mortgage; said note further providing for an attorney's fee of

Ten per cent of the amount due thereon besides all costs and expenses of collection, to be added to the amount due on said note, to be collected as a part thereof, if the same be placed in the hands of an attorney for collection, or if said debt, or any part thereof, be collected by an attorney, or by legal proceedings of any kind (all of which is secured under this mortgage); as in and by the said note, reference being thereunto had, as will more fully appear.

NOW, KNOW ALL MEN, That _I_ the said _A B Coggins_

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said

according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to _me_, the said

in hand well and truly paid by the said _W P Cantrell_

at and before the signing of these Presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said _W P Cantrell_

All that certain piece, parcel or tract of land situated lying and being in Saluda Township County and State aforesaid on North Saluda River bounded as follows, The first tract is as follows. Beginning at a locust stake 3x near the road leading from Lima to Kieffer View Thence S 1 E 11ch to a stake x, thence S 52¾ E 5⁸ ch to a stake 3X in a ditch on Evaline Smith line, thence N 26°2 E 16²⁸ ch to a stake 3x, thence S 88¾ W 11⁴⁰ ch to the beginning, containing 12½ acres, more or less, bounded by lands of J L Cantrell, A M Cox & Mrs. Sallie Goodwin. The other tract is as follows: Beginning at a Stone (formely a hickory) x of Goodwins land, thence S 49 E 9⁷⁰⁰ ch to a D. gum on the river, thence down the river to a sycamore x, thence N 81 W 8.²³ ch to stake in a ditch (corner of tract no. 1) thence N 36 E 19²⁰ ch to a stake in Goodwin line thence N 85 ¾ E 14 ch to beginning containing twenty acres, more or less, this being the same tract of land that I have this day purchased from Mrs. Evaline Smith.