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This lot is conveyed subject to restrictions recorded in Deed Book 793 at page 453, to a drainage easement across the rear corners of said lot, to a 25 feet sewer right of way across the rear of the lot, and to any and all other easements, rights of way or covenants of record which affect the said property.

As part of the consideration for the foregoing conveyance the Grantee assumes and agrees to pay the outstanding balance due upon a note and mortgage to First Federal Savings & Loan Association in the original amount of \$19,750.00 dated May 1, 1968, recorded in Mortgage Book 1091 at page 258 and having a current balance due of \$18,892.00.

Recorded July 21, 1970 At 11:17 A.M. # 1581