

and having, according to a survey made March 1928, by Dalton + Neves, Engineers, the following metes and bounds, to wit:

Beginning at an iron pin on the South side of Oliver Street, which point is 62.5 feet west of the intersection of the South side of Oliver Street with the West side of Afton Street and running thence S. 4.15 N. 200 feet to an iron pin; thence N. 85-40 W. 62.5 feet to an iron pin; thence N. 4-15 E. 200 feet to an iron pin on the South side of Oliver Street; thence with the South side of said street S. 85-40 E. 62.5 feet to the point of beginning, being the same lot of land conveyed to grantor herein by deed of the South Carolina National Bank of Charleston as Trustee, dated August 4th 1927, and recorded in Deed Book 132, page 205, aforesaid clerk's office.

Together with all and singular, the rights, members, hereditaments and appurtenances, to the said premises belonging, or in any wise incident or appertaining.

To Have and To Hold, all and singular the premises before mentioned, unto the said State-Planters Bank and Trust Company, its successors and assigns forever. And said mortgagor does hereby bind, himself and his heirs, executors and administrators, to warrant and forever defend all and singular the said premises unto the said State-Planters Bank and Trust Company, its successors and assigns against himself and his heirs and against every person, whatsoever, lawfully claiming or to claim the same or any part thereof.

Provided always Nevertheless, and it is the true intent and meaning of the parties of these presents that if the said mortgagor does, and shall well and truly pay or cause to be paid unto the said State-Planters Bank and Trust Company, its successors or assigns, the said debts and sums of money aforesaid, with the interest thereon, if any shall be due, according to the true intent and meaning of this instrument and of the said notes and the conditions therein written; then this deed of bargain and sale shall cease and be void; otherwise, it shall remain in full force and authority.

The grantor covenants to pay all taxes, levies and assessments which may be charged upon the property hereby conveyed so long as any part of the debt hereby secured, remains unpaid, and he will within twenty days of the due date of such taxes or assessments, exhibit receipts of the proper officers to the mortgagee, or its successors or assigns herein showing the payment

(Over)