

TITLE TO REAL ESTATE

Avenue N. 76½ W. 78 feet. 8 inches to stake at corner of alley; thence along said Alley N. 13½ E. 85 feet to stake at corner of Ava O. Ferguson's line; thence along said Ava O. Ferguson's line S. 76½ E. 78 feet, 8 inches to stake on Jno. F. Mitchell's line; thence with said line S. 13½ W. 85 feet to beginning.

Being the same property conveyed to W. M. Shelton by deed of Annie S. McAbee, recorded in the RMC Office for Greenville County, S. C., in Book of Deeds 288, at Page 218.

PARCEL #4: All that lot of land in Greenville Township, Greenville County, State of S.C. known and designated as Lot No. 7 on Plat of property of G. E. Briscoe made by C. M. Furman, Jr., Engineer, May 1923, said Plat recorded in the R.M.C. Office for Greenville County, in Plat Book F, at Page 166, said lot having a frontage of 50 feet on the West side of Hunt Street with a depth in parallel lines of 153 feet.

Being a portion of the same property conveyed to W. M. Shelton by deed of Cherry Investment Company, recorded in the R.M.C. Office for Greenville County, S.C., in Book of Deeds 275, at Page 256

PARCEL #5: All that certain piece, parcel or lot of land in the State of South Carolina, County of Pickens, in the City of Easley, on the North side of West Main Street, said lot being in shape a rectangle with a frontage on the Street of One Hundred Five (105) feet, and a depth back from the Street of One Hundred (100) feet, being bounded on the West by lands of B. F. Freeman, (formerly the Pink Johnson property,) on the North by the Speerman Stable property, and on the East by an alley.

Being the same property conveyed to W. M. Shelton and L. P. Hollis by deed of J. E. Sitton, recorded in the Office of Clerk of Court for Pickens County, South Carolina, in Book of Deeds E-A, at Page 319.

TO HAVE AND TO HOLD, all and singular the said premises unto the said South Carolina National Bank of Charleston, Greenville, S. C., it's successors and assigns forever.

And I do hereby bind myself, my heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said mortgagee, it's successors and Assigns, from and against me, my Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

And I, the said Mortgagor, agree to insure the house and buildings on said land for not less than Twenty Five Thousand (\$25,000.00) Dollars, in a company or companies which shall be acceptable to the mortgagee, and keep the same insured from loss or damage by fire during the continuation of this mortgage and make loss under the policy or policies of insurance payable to the mortgagee, and that in the event I shall fail to do so, then the said mortgagee may cause the same to be insured as above provided and be reimbursed for the premium and expense of such insurance under this mortgage.

Upon failure of the mortgagor to pay any insurance premium or any taxes or other public assessment or any part thereof the mortgagee may at his option declare the full amount of this mortgage due and payable.

PROVIDED ALWAYS, NEVERTHELESS, and it is the true intent and meaning of the parties to these presents, that if I the said mortgagor, do and shall well and truly pay, or cease to be paid unto the said mortgagee the said debt or sum of money aforesaid, with interest thereon, if any shall be due, according to the true intent and meaning of the said note, then this deed of bargain and sale shall cease, determine, and be utterly null and void; otherwise to remain in full force and virtue.

AND IT IS AGREED, by and between the said parties, that I, the mortgagor, am to hold and enjoy the said premises until default of payment shall be made.