

The above described land is **identically** the same conveyed to **us** by
Alice Davis Oxner on the **19th** day of
September 19 **45** deed recorded in the office of Register of Mesne Conveyance
for Greenville County, in Book .Page

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said
Premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD, all and singular the said premises unto the said

B. H. Trammell, his

Heirs and Assigns forever.

And **we** do hereby bind **ourselves and, our** Heirs, Executors and Administrators to warrant
and forever defend all and singular the said premises unto the said mortgagee, **his** Heirs
and Assigns, from and against **us**, **our** Heirs, Executors, Administrators and Assigns, and every person
whomsoever lawfully claiming, or to claim the same or any part thereof.

And **we**, the said mortgagor^s, agree to insure the house and buildings on said land for not less than
the face amount of this mortgage 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 **we** shall at any time 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 insur-
ance 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 **we** the said mortgagor^s, do and shall well and truly pay, or cause 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.