

The above described land is _____ the same conveyed to _____ by _____
on the _____ day of _____
19 _____ deed recorded in the office of Register of Mesne Conveyance
Page _____
for Greenville County, in Book _____

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

Virginia Simkins, her

Heirs and Assigns forever.

And we do hereby bind ourselves, our Heirs, Executors and Administrators to warrant
and forever defend all and singular the said premises unto the said mortgagee, her 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 _____, the said mortgagor, agree to insure the house and buildings on said land for not less than _____ Dollars, in a
company or companies which shall be acceptable to the mortgagee, and keep the same insured from loss
or damage by fire with extended coverage endorsement 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 _____ shall at
any time fail to do so, then the said mortgagee may cause the same to be insured as above provided and be re-
imbursed 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 we the said mortgagors, 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.