

va 44-181

BEGINNING at an iron pin on the Southeast side of Melville Avenue at joint front corner of Lots 32 and 33, and running thence with line of Lot 32 S. 42-17 E. 238.9 feet to iron pin on a 10-foot alley; thence with said alley S. 47-45 W. 20 feet to iron pin; thence with line of Lot 34 N. 43-24 W. 239.1 feet to iron pin on the Southeast side of Melville Avenue; thence with Melville Avenue N. 47-49 E. 75 feet to the beginning corner.

The two lots above described were conveyed to the Mortgagor by U.S Building Company by deed dated December 20, 1948, recorded in R.M. C. Office for Greenville County, S.C., in Deed Book 368, page 55.

ALSO: All that certain piece, parcel or lot of land with the buildings and improvements thereon, situate, lying and being on the West side of Aberdeen Avenue in that area recently annexed to the City of Greenville in the County of Greenville, State of South Carolina, being shown as all of Lot 18 and 5 feet off the Southern part of Lot 17 shown on plat made by R. E. Dalton, Engineer, recorded in the R. M. C. Office for Greenville County, S. C. in Plat Book F, page 200, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the West side of Aberdeen Avenue, joint front corner of Lots 18 and 19; thence with the line of Lot 19 N. 66-24 W. 162.2 feet to an iron pin; thence N. 25-08 E. 70.03 feet to an iron pin at corner of lot now or formerly of Rhodes Perdue; thence S. 66-24 E. 159 feet, more or less to an iron pin on the West side of Aberdeen Avenue; thence with the West side of Aberdeen Avenue S. 23-36 W. 70 feet to the beginning corner.

The above property was conveyed to the Mortgagor herein by deed of Amy S. Woodson, dated September 18, 1945, recorded in R.M. C. Office for Greenville County, S. C. in Deed Book 280, page 446; and by deed of Rhodes Perdue, dated Dec. 11, 1948, recorded in said Office in Deed Book _____, page _____.

TOGETHER with all my right and interest in and to that 10-foot joint drive way lying along the Northeast edge of the above described lot, five feet of which is on the property of the mortgagor herein, and 5 feet on property of J. O. Lewis, Jr. lying North of and adjacent to the above described property, all of which is more particularly shown in an agreement made between the said W. B. Lewis and J. O. Lewis, Jr., dated February 17, 1949, to be recorded herewith.

ALSO: All furniture, fixtures, furnishings and equipment of every kind now located in the apartments in the building located on Aberdeen Avenue above described, including any and all additions or replacements that may be made thereto prior to the payment of the indebtedness secured by this mortgage.

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

AND IT IS COVENANTED AND AGREED by and between the parties hereto that all gas and electric fixtures, radiators, heaters, engines and machinery, boilers, ranges, elevators, and motors, bath-tubs, sinks, water-closets, basins, pipes, faucets and other plumbing and heating fixtures, mirrors, mantels, refrigerating plant and ice-boxes, cooking apparatus and appurtenances, and such other goods and chattels and personal property as are furnished by a landlord in letting or operating an unfurnished building, similar to the one herein described and referred to, which are or shall be attached to said building by nails, screws, bolts, pipe connections, masonry, or in any other manner, are and shall be deemed to be fixtures and an accession to the freehold and a part of the realty as between the parties hereto, their heirs, executors, administrators, successors and assigns, and all persons claiming by, through or under them, and shall be deemed to be a portion of the security for the indebtedness herein mentioned and to be covered by this mortgage.

TO HAVE AND TO HOLD all and singular the said Premises unto the said LIBERTY LIFE INSURANCE COMPANY, its successors and Assigns. And _____ I _____ do hereby bind myself and my Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said LIBERTY LIFE INSURANCE COMPANY its successors and Assigns, from and against _____ me and _____ my _____ Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.