

The above described land is the same conveyed to it by W. W. Jones on the 5th day of May 19 48 deed recorded in the office of Register of Mesne Conveyance for Greenville County, in Book 345 Page 305

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 D. D. Murphy, as Insurance Commissioner of South Carolina, or his successor in office, in trust, however, pursuant to the Statutory Insurance Laws of the State of South Carolina,

~~Heirs and Assigns forever.~~

And it do hereby bind itself, its successors and assigns, its heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said mortgagee, his successor in office and assigns, from and against it, its successors and assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

And it, the said mortgagor, agrees to insure the house and buildings on said land for not less than Ten Thousand Two Hundred and No/100 (\$10,200.00) - - - - - Dollars, in a company or companies which shall be acceptable to the mortgagee, and keep the same insured from loss or damage by fire, and extended coverage, 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 it 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 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 it the said mortgagor, 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.

For value received I do hereby assign, transfer and set over to Peoples Guardian Life Insurance Co. of South Carolina the within mortgage and the note which it secures without recourse, this 15th day of June, 1951. D. D. Murphy

Roberta James
Betty Wiley

assignment filed & recorded March 5, 1952 at 11:20 A.M. #6081