

State of South Carolina, being shown as Lot 6, a strip of Lot 5 measuring 7.4 feet on West Washington Street and a strip of Lot 7 measuring 6 inches on West Washington Street, as shown on plat of property of McCrorey, Williams and Bates, recorded in the R. M. C. Office for Greenville County in Plat Book "E", Page 240, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of West Washington Street 10.6 feet West from the joint front corner of Lots 4 and 5, and running thence along line of A. McGee, N. 41-40 E. 75 feet to a point on the South side of a 10-foot alley; thence with said alley, N. 46-50 W. 25.9 feet to an iron pin at corner of land now or formerly of David M. Ramsey; thence with said Ramsey line (thru the center of a certain concrete block and brick wall) S. 41-40 W. 75 feet to an iron pin on the North side of West Washington Street; thence along the North side of West Washington Street, S. 48-50 E. 25.9 feet to the beginning corner.

Together with all rights of the mortgagor in and to the party wall along the West line of the above property.

This is the same property conveyed to me by deed of Jones McCrorey dated July 23, 1941 and by deed of David M. Ramsey, dated June 11, 1946, recorded in the R. M. C. Office for Greenville County, S. C. in Deed Book 236, page 27 and Deed Book 294, page 61.

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 mortgagee(s) its ~~heirs~~, successors and Assigns. And I do hereby bind myself and my Heirs, Successors, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said mortgagee(s) its heirs, successors and Assigns, from and against the mortgagor(s), his Heirs, Successors, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.