

The above described land is

the same conveyed to _____ by

Essie W. Childers

on the _____ day of

19 _____ deed recorded in the office of Register 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 E. R. Griffin and W. L. Fuchs, their

Heirs and Assigns forever.

And I do hereby bind myself, my Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the said mortgagee, _____, their Heirs and Assigns, from and against _____ 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 Six Thousand Eight Hundred and no/100 (\$6,800.00) - - - - - 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 _____ 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 _____ 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.