

The above described land is

the same conveyed to us by

Lelia M. McCain on the 2nd day of
January 19 50 deed recorded in the office of Register Mesne Conveyance
for Greenville County, in Book 400 Page 149.

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 **Guy B. Foster, his**

Heirs and Assigns forever.

And we do hereby bind our sel vas, Heirs, Executors and Administrators to warrant and for-
ever defend all and singular the said premises unto the said mortgagee, **Guy B. Foster, his** 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 s agree to insure the house and buildings on said land for not
less than **(\$3200.00) Three Thousand Two Hundred and no/100** Dollars, in a
company or companies which shall be acceptable to the mortgagee, and keep the same insured
from loss or damage by fire, ~~during the continuation of this mortgage,~~ **and extended coverage**
or policies of insurance payable to the mortgagee, and that in the event we 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 s 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 pay-
able.

PROVIDED ALWAYS, NEVERTHELESS, and it is the true intent and meaning of the parties to
these presents, that if the said mortgagor s 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.