

This property contains 26.16 acres and is all of the property conveyed to J. D. Marchbanks and Peter B. Marchbanks by J. B. Wilson by deed dated August 23, 1947 and recorded in the R.M.C. Office for Greenville County, S. C., in Deeds Volume 335, page 431, and by deed from J. R. Williams and Bertha Lee Williams to P. B. and J. D. Marchbanks by deed dated July 1949 and recorded in the R.M.C. Office for Greenville County, S. C., in Deeds Volume 397, page 387, except that conveyed to J. R. and Bertha Lee Williams. Interest of Rosa H. Marchbanks in the said property has been released to P. B. Marchbanks by deed recorded in the R.M.C. Office for Greenville County, S. C., in Deeds Volume 409, page 284, and Deeds Volume 397, page 390.

THIS IS A PURCHASE MONEY MORTGAGE

The above described land is the same conveyed to-----by

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

Peter B. Marchbanks, his

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, his Heirs and Assigns, from and against me, my 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 One Thousand Five 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 make loss under the policy or policies of insurance payable to the mortgagee, and that in the event I 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.