

which iron pin is 80 feet East of Leach Street; thence along the South side of Pendleton Street, S. 71-27 E. 80 feet to a point in the center of the aforementioned 20 foot street at its intersection with Pendleton Street; thence along the center of said 20 foot street, S. 18-24 W. 102 feet to the beginning corner.

This property is conveyed subject to, and with the benefit of, easements and restrictions established for the mutual benefit of all the property in Medical Court subdivision, as shown on plat of said subdivision, recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book W, at page 77, including:

(1) The easement or right-of-way for a street 20 feet wide, running through the center of the subdivision from Pendleton Street to Arlington Avenue, the center of which street is the front line of the lot herein conveyed, which street shall forever remain open for the benefit of all the abutting property.

(2) A 20-foot strip along each side of said 20-foot street, and extending from Pendleton Street to Arlington Avenue, which shall remain open for the parking of vehicles; as amended by instrument dated May 12, 1950, and recorded in the R. M. C. Office for Greenville County in Deed Book 411, at Page 197, entered into by the grantors herein, et al, whereby the two 20-foot parking strips were reduced by mutual agreement to a width of 15 feet each.

(3) A strip 2 feet in width, extending along and immediately adjacent to the line of said parking strip and across the front of the lots, and designated on said plat as "Utility Easement", and a similar strip 5 feet in width along the rear of the lots and immediately adjacent to the outside property lines of the subdivision, which strips shall remain open and available for utilities, including water, sewer and gas pipe lines and electric power and telephone wires and poles and fixtures serving the lots, or any of them, in the subdivision, as shown on said plat.

(4) Restrictions as to building lines as shown on said plat, established for the benefit and protection of all the lots and to which the grantee, by acceptance of this deed, covenants that he, his heirs and assigns, shall conform, and shall build no structure which would encroach beyond said lines.

This is the identical property conveyed to the mortgagor herein by David A. Wilson and J. R. Thomason by their deed dated August \_\_\_\_\_, 1950, and recorded in the R. M. C. Office for Greenville County, S. C.

This mortgage is junior in lien to the mortgage given by the mortgagor herein to Citizens Bank, Fountain Inn, S. C., in the principal sum of \$22,500.00, dated August \_\_\_\_\_, 1950, and recorded in the R. M. C. Office for Greenville County.

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

J. A. THOMASON

His Heirs, Successors and Assigns forever. And it does hereby bind itself, its ~~XXXX~~ Successors, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said J. A. THOMASON

His Heirs, Successors and Assigns, from and against itself and its ~~XXXX~~ Executors, Administrators, Successors and Assigns and every person whomsoever lawfully claiming or to claim the same or any part thereof.