

Plat recorded in Plat Book C, page 96, and beginning at a pin on East side of Keowee Avenue 165.2 feet North from Saluda Avenue at corner of Lot 27 and thence with Lot 27 S. 62-32 E. 172.75 feet to a pin on alley; thence with Western side of said Alley N. 27-40 E. 60 feet to a pin corner of Lot 29; thence with Lot 29 N. 62-32 W. 173 feet to Keowee Avenue; thence with Keowee Avenue S. 27-28 W. 60 feet to the beginning corner, being same lot conveyed to F. G. Brothers by Ida Heatherly deed recorded in Deed Book 259, page 89. All of said records herein mentioned are recorded in R. M. C. Office for said Greenville County .

This mortgage is in addition to a mortgage held by the Mortgagee as Trustee for W. Louis Balentine Estate recorded in Mortgage Book 451, Page 529.

The above described land is _____ the same conveyed to _____ by _____ on the _____ day of _____ 19 _____ deed recorded in the office of Register of 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

Peoples National Bank of Greenville, S. C., as Trustee under the Will of W. Louis Balentine, deceased, its successors

Has 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, its successors ~~Has~~ 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 I, the said mortgagor, agree to insure the house and buildings on said land for not less than FIFTY-ONE HUNDRED & 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 I 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.