

BEGINNING at a stone corner of Pearson land, and thence S, 60-45 E. 672 feet to a stone, corner of Rice land; thence with Rice line, N. 70-35 E. 718 feet to a stone corner; thence N. 65-30 E. 1072 feet to a stone corner OM; thence with old line S. 2-30 E. 2350 feet to a stake corner in Iva Creek; thence up the meanders of said creek as the line with the following courses and distances: N. 77 W. 250 feet; thence S. 69-30 W. 350 feet; thence S. 42-30 W. 205 feet; thence S. 88-30 W. 487 feet, and thence N. 68-15 W. 332 feet to a stake in center of creek to bridge where the new cut Fork Shoals road crosses said Iva Creek; thence up said road with the following courses and distances: N. 1-0 W. 146 feet; thence N. 19-45 W. 593 feet; thence N. 22-45 W. 300 feet; thence N. 6-30 W. 100 feet; thence N. 14 W. 100 feet; and thence N. 21-45 W. 1,000 feet to the beginning corner.

The above described property is the same conveyed to us by Iola George by Deed dated March 15, 1952, and recorded in the R.M.C. Office for Greenville County, S. C. in Deed Book 453, page 183.

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 C. E. Robinson, as Trustee under B. M. McGee Will, his Successors

~~XXXX~~ and Assigns forever.

And we do hereby bind ourselves, our Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the said mortgagee, his Successors ~~XXXX~~ 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 we, the said mortgagor S, agree to insure the house and buildings on said land for not less than - - Eight Thousand 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, with 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 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 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 we 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.