

BEGINNING at an iron pin in the center of the Georgia Road at corner of property of Spillers and running thence with said Spillers line S.37-40W. 523 feet more or less to an iron pin; thence S. 31-31 E. 512.6 feet to a point in the center of the Georgia Road; thence with the center of said Road N. 32-11 E. 393.6 feet; thence still with said Road N. 19-11 E. 132 feet to the beginning corner, and being a part of the same tract of land conveyed to the Grantor herein by deed of Lula Boiter, dated August 29, 1952, and recorded in the R. M. C. Office for Greenville County, S. C. in Deed Book 462, at page 15.

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 J. C. Spillers, 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 I \_\_\_\_\_, the said mortgagor--, agree to insure the house and buildings on said land for not less than \_\_\_\_\_ 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.