

The above described land is the same conveyed to me by
Ethel J. Rodgers on the 31st day of
December, 1951 deed recorded in the office of Register Mesne Conveyance
for Greenville County, in Book 449 Page 71

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

OSCAR and SARA S. HODGES, their

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, their Heirs
and Assigns, from and against me, my Heirs, Executors, Administrators and Assigns, and every per-
son 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
Three Hundred Fifty - - - - - 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 insur-
ance 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.