

This is the same property conveyed to the Mortgagor herein by deed of A. S. Tornatore dated February 3, 1954.

AND ALSO all that certain piece, tract or lot of land on the Buncombe Road just outside the city limits of Greenville, and being designated as Lot #9 of the property of the Taff Estate as shown on a Plat of said property dated December 1953 by Dalton and Neves, said Plat being recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book "CC", Page 40, and, according to said Plat, having the following metes and bounds, to-wit:

BEGINNING at the joint corner of the property of Tornatore at an iron pin on the NW side of Buncombe Street and running thence along the line of Buncombe Street S 30-13 E 75 feet to a point in the joint corner of Lot #11; thence N 66-38 E 210.4 feet to an iron pin; thence N 24-05 W 75 feet to an iron pin; thence S 68-30 W 218.5 feet to the point of beginning.

This being the same property (or what is left of same) that was conveyed to William H. Taft (also known as William H. Taff) by deed of Mountain City Land and Improvement Co., dated September 14, 1897, which is recorded in the R.M.C. Office for Greenville County, S. C., in Deed Book 226, Page 185.

This being the same property as conveyed to the Mortgagor herein by deed of E. Inman dated December 29, 1953, and recorded in the R.M.C. Office for Greenville County, S. C., in Deed Book "P", Page 382.

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 of 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

The First National Bank of Greenville, S. C. and Caroline Hill Williams, Exors. of the Estate of John H. Williams, deceased, their successors,

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.

The First National Bank of Greenville, S. C. and Caroline Hill Williams, Exors. of the Estate of John H. Williams, deceased, their successors,

Heirs and Assigns, from and against me and 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 - - - - - Thirteen Thousand - - - - - Dollars, in a company or companies which shall be acceptable to the mortgagee, and keep the same insured from loss or damage by fire and 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 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.