

BEING part of the same property conveyed to the mortgagee herein by W. D. ... by deed dated October 22, 1954, and recorded in the R. M. C. Office for Greenville County, South Carolina, in Deed Vol. 510, at page 487.

ALSO a certain piece, parcel, or lot of land in Fairview Township, Greenville County, S. C. containing approximately 4.9 acres as shown on the plat:

BEGINNING at a point in the center of the Georgia Road and running ... 167.6 feet to a point; thence S. 23-00 W. 167.6 feet to a point; thence S. 60-00 W. 121.4 feet to an iron pin; thence S. 0-27 E. 201.6 feet to an iron pin on the North bank of the Reedy River; thence S. 0-27 E. 40 feet, more or less, to the center of the river; thence along the center of the river as the line, following the ... the following courses and distances: N. 83-00 W. 245 feet to a point; thence N. 72-00 W. 200 feet to a point in the center of a bridge across the mill stream; thence N. 71-00 W. 41 feet to an iron pin in the center of the Georgia Road; thence with the center of the road as the line, the following courses and distances: N. 20-00 W. 100 feet to a point; thence N. 45-00 W. 100 feet to a point; thence N. 61-00 W. 200 feet to a point; thence N. 66-00 W. 200 feet to a point; thence N. 66-00 W. 200 feet to a point; thence N. 71-00 W. 100 feet to the center of the road.

BEING part of the same property conveyed to the mortgagee herein by W. D. ... by deed dated October 22, 1954 and recorded in the R. M. C. Office for Greenville County, South Carolina, in Deed Vol. 511, at page 22.

TOGETHER with all and singular the improvements thereon, including ... and appurtenances to the same belonging or in anywise incident or appertaining, and hereafter attached to or used in connection with the same, and the right of possession thereof, the following described articles, to-wit: ... fixtures and a part of the realty and personal property of the mortgagee.

The above described land is ... the same conveyed to ... by ... on the ... day of ... 19 ... deed recorded in the office of Register 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 A. L. Nixons

His Heirs and Assigns forever.

And / do hereby bind itself, its Successors, Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the said mortgagee, its Heirs and Assigns, from and against itself, its Successors, Heirs, Executors, Administrators, and Assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

And we, the said mortgagors, agree to insure the house and buildings on said land for not less than Ten Thousand One Hundred Eighty-Six and 92/100 (\$10,186.92) - - - - - 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 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 mortgagors 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.