

The above described land is the same conveyed to me by
 James T. Howell on the 21st day of
 February 19 47 deed recorded in the office of Register of Mesne Conveyance
 for Greenville County, in Book 308 Page 55

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 Peoples National Bank of Greenville, S. C., as Trustee under
 the Will of John W. Nix, its 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, its successors ~~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
 One Thousand, Five Hundred 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 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.