

thence N. 67-05 W. (crossing South Carolina Highway No. 88) 985.5 feet to an iron pin on the southeastern side of Reedy River; thence N. 66-24 E. 199.2 feet to the point of BEGINNING.

TOGETHER WITH all of the right, title and interest of mortgagor in and to the perpetual right of way conveyed to THE SURETY LIFE INSURANCE COMPANY by Kate G. Turner by deed dated February 23, 1956 and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 546 at Page 16 and also in and to the perpetual right of way conveyed to THE SURETY LIFE INSURANCE COMPANY by John Henry McDaniel, Jr., and Alvin G. McDaniel by deed dated February 23, 1956 and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 546 at Page 13.

LESS, HOWEVER, the following parcels which have been cut from the above tract and conveyed by THE SURETY LIFE INSURANCE COMPANY: (1). A tract of 11.46 acres, on the southeastern side of McElhane Road (South Carolina Highway No. 103), and known and designated according to a plat of survey prepared for THE SURETY LIFE INSURANCE COMPANY by Piedmont Engineering Service in July, 1956, as lots numbers 4 and 5, Block F, which tract was conveyed to Jean Jones Hipp by deed dated July 24, 1956 and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 557 at Page 519. (2). A tract of 7.04 acres on the south side of a proposed road known and designated as lots numbers 3 and 4, Block K, on a plat of survey prepared for THE SURETY LIFE INSURANCE COMPANY by Piedmont Engineering Service in July, 1956; which lots were conveyed to Jane Fishburne Hipp by deed dated July 24, 1956 and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 557 at Page 517. The plat herein referred to has been recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book EE at Page 185.

The above tract of land is being conveyed subject to all outstanding recorded and known easements and rights of way affecting said property.

This is the identical property which was conveyed to mortgagor by the mortgagee by deed dated July 26, 1956, which deed is being recorded simultaneously herewith. This is a PURCHASE MONEY MORTGAGE, being given to secure the balance of purchase price for said conveyance.

TOGETHER with all and singular the Rights, Members, Hereditaments, and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

It is understood and agreed that, upon bonafide sale by mortgagor of any lots from this tract after it has been subdivided, mortgagee will release from the lien of the mortgage such lot or lots upon payment by mortgagor to mortgagee of an amount equal to thirty-five per centum (35%) of the gross proceeds of the sale thereof, less sales commission.

AND IT IS COVENANTED AND AGREED by and between the parties hereto that all gas and electric fixtures, radiators, heaters, engines and machinery, boilers, ranges, elevators and motors, bath-tubs, sinks, water-closets, basins, pipes,