

tract of 4.64 acres sold by me to W. A. Clark, May 16th, 1946, and recorded in Vol. 292, page 256; and less lot of 69/100 acres, more or less, sold by me to Ernest and Ruby G. Mullinax, August 15th, 1953, and recorded in Vol. 488 page 211; lot or parcel of 5.57 acres sold by me to Ernest G. Few, May 16th, 1946, recorded in Vol. 292. page 402; and a parcel sold to the Double Springs Baptist Church Trustees, March 16th, 1948, recorded in Vol. 342 page 45, thus leaving the lot hereby conveyed containing fourteen acres, more or less.

TOGETHER WITH all and singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging or in any wise incident or appertaining.

TO HAVE AND TO HOLD, all and singular the said premises before mentioned unto the said CITIZENS BUILDING AND LOAN ASSOCIATION, its successors and assigns, forever.

And I do hereby bind myself and my Heirs, Executors, and Administrators to warrant and forever defend all and singular the said Premises unto the said CITIZENS BUILDING AND LOAN ASSOCIATION, Greer, S. C., its successors and assigns, from and against me and my Heirs, Executors, Administrators and assigns, and every person whomsoever lawfully claiming the same, or any part thereof.

AND I do hereby agree to insure the house and buildings on said lot in a sum not less than Five Thousand & no/100 Dollars fire insurance, and not less than Five Thousand & no/100 Dollars windstorm insurance, in a Company or Companies acceptable to the Mortgagee, and to keep the same insured from loss or damage by fire and/or windstorm, and do hereby assign the policy or policies of insurance to the said Mortgagee, its successors and assigns, to the extent of its interest therein; and in the event I should at any time fail to insure said premises, or pay the premiums therein, then the said Mortgagee, its successors or assigns, may cause the said houses and buildings to be insured in the owner's name(s), and reimburse itself for the premiums and expense of such insurance under this mortgage, with interest thereon.