

more or less, along center of said Road to a point in edge of an intersecting private road leading easterly; thence N. 50-50 E. 637 feet along southeastern edge of said private road, to a point, joint corner with a 14-acre tract of land which is being conveyed by me to Parry P. Paris; thence S. 47-10 E. 279 feet to point, joint corner with said 4-acre tract of Perry P. Paris; thence S. 64-45 W. 147 feet, more or less, along line of said last mentioned property to point; thence continuing along line of said last mentioned property, S. 36-45 W. 500 feet to the point of beginning; and containing Five acres, more or less.

And after excepting the said 14-acre tract to Perry P. Paris, the above described property is all the remaining portion, and I intend this mortgage to cover all the remaining portion, I own, of that original tract of 82.08 acres of land conveyed to me by Thomas L. Smith by deed dated Nov. 13, 1943, recorded in Vol. 258 at page 204 in said R. M. C. office.

There is located on the above described property a 3-room cement block residential building and other improvements.

This is a first mortgage over the above described property and there are no other mortgages, judgments nor other liens or encumbrances over or against same prior to this mortgage.

It is understood and agreed that the failure of the mortgagor to pay any installment of taxes, public assessments or insurance premiums, when due, shall constitute a default, and that the mortgagees may, at their option, foreclose this mortgage or pay said items and add the same so paid, to the principal amount of the debt and they shall bear interest at the same rate.

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 M. C. Langford and Cornelia H. Langford, their

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 M. C. Langford and Cornelia H. Langford, their

Heirs and Assigns, from and against myself and my

Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.

And the said mortgagor agree s to insure comprehensive, fire and extended coverage, the house and buildings on said lot in a sum not less than One Thousand (\$1,000.00) - - - - - Dollars in a company or companies satisfactory to the mortgagees, and to keep the same insured from loss or damage by fire, and assign the policy of insurance to the said mortgagee s; and that in the event that the mortgagor shall at any time fail to do so, then the said mortgagee s may cause the same to be insured in

mortgagor's name and reimburse themselves

for the premium and expense of such insurance under this mortgage, with interest.