

Tract); thence in new line, S. 37-15 W., 713.3 feet to an iron pin on the East bank of the branch; thence up the branch as the line, S. 1-12 W., 508.5 feet to a turn; thence S. 5-17 E., 538 feet to an old stone corner near the spring and joint corner of Alma S. Collins estate lands; thence with the Collins line, S. 73-30 E., 670.5 feet to point on the West bank of the said road; thence continuing for 14.5 feet to the beginning corner in said road, containing 38 acres, more or less, and being the same property conveyed to the Mortgagor herein by deed of the Mortgagee to be recorded herewith.

IT is understood that should the Mortgagor herein convey or transfer the above described property to a purchaser who is not employed by Union Bleachery, Greenville, S. C., then the indebtedness secured by this mortgage may at the option of the Mortgagee be declared due and payable immediately.

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

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, faucets and other plumbing and heating fixtures, mirrors, mantels, refrigerating plant and ice-boxes, cooking apparatus and appurtenances, and such other goods and chattels and personal property as are furnished by a landlord in letting or operating an unfurnished building, similar to the one herein described and referred to, which are or shall be attached to said building by nails, screws, bolts, pipe connections, masonry, or in any other manner, are and shall be deemed to be fixtures and an accession to the freehold and a part of the realty as between the parties hereto, their heirs, executors, administrators, successors and assigns, and all persons claiming by, through or under them, and shall be deemed to be a portion of the security for the indebtedness herein mentioned and to be covered by this mortgage.

TO HAVE AND TO HOLD all and singular the said Premises unto the said mortgagee(s) his heirs, successors and Assigns. And I do hereby bind myself and my Heirs, Successors, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said mortgagee(s) his heirs, successors and Assigns, from and against the mortgagor(s), my Heirs, Successors, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.