

BEGINNING at an iron pin on the Southeastern side of Echols Street, corner of lot owned by S. Farroh and running thence S. 35-30 E. 123.9 feet to the corner of W. T. Powers' lot; thence running N. 67-05 E. 76.51 feet; running thence N. 13-37 E. 123 feet; more or less along the line of the property of Ed Waldrop and James L. Love at a point on Echols Street; thence along the Southeastern side of Echols Street in a westernly direction 101 feet to the beginning corner and being all of the property conveyed to William Austin Hudson by L. T. Jennings on December 16, 1911 and recorded in Book 17, at page 51 with the exception of a former strip conveyed by William A. Hudson to W. T. Powers on August 8, 1947 as shown in Deed Book 316, at page 388 in the R. M. C. Office for Greenville County.

This being the same property conveyed to J. W. Snyder by deed of Virginia G. Cogg by deed recorded in the R. M. C. Office for Greenville County, South Carolina.

ALSO:

All that certain piece, parcel or lot of land situate lying and being in the City of Greenville, County of Greenville, State of South Carolina, on the Southern side of Echols Street, and being more particularly described as follows:

BEGINNING at an iron pin on the Southern side of Echols Street, which pin is 125.4 feet from the intersection of Rutherford and Echols Street, and at the corner of a lot leased to The Texas Company, and running thence with the line of the lot leased to The Texas Company in a Southeasterly direction 98 feet to an iron pin; thence S. 66-07 W. 81 feet to an iron pin at the corner of lot now or formerly owned by Virginia Cobb; thence with the line of said lot, N. 13-54 W. 97 feet, more or less, to an iron pin on the Southern side of Echols Street; thence with the Southern side of Echols Street, N. 72-30 E. 81 feet, more or less, to the beginning corner.

Being the same property conveyed to J. W. Snyder by James L. Love and First National Bank of Greenville, S. C. by deed recorded in the R. M. C. Office for Greenville County in Deed Book 559, at page 268 dated August 16, 1956.

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 Superior Automobile Insurance Company, 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 Thirty Thousand 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.