

ALSO all that certain piece, parcel or lot of land situate, lying and being in Greenville Township, Greenville County, State of South Carolina, shown on the Township Block Book as Lot Number Thirty-five (35) of Block Nine (9) at page 113 of said book, said lot being located on Minus Street extension and more fully described as follows:

BEGINNING at a point on the Northwest side of Minus Street extension, approximately Fifty (50) feet South of the corner of Minus and Dunbar Streets and running in a Westerly direction Eighty-eight (88) feet to a point; thence in a Southerly direction Thirty-five (35) feet to a point; thence in an Easterly direction Eighty-eight (88) feet to a point on the Northwest side of Minus Street extension; thence in a Northerly direction Thirty-five (35) feet to the beginning corner.

This is the same lot of land conveyed to W. O. Groce by deed of Mollie Ray Fortner, dated June 25, 1945, and recorded in Deed Book 277 at page 25.

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 Mrs. J. G. Scott her 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 Mrs. J. G. Scott, his

Heirs and Assigns, from and against 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 to insure the house and buildings on said lot in a sum not less than Two Thousand Two Hundred Fifty and no/100----- Dollars in a company or companies satisfactory to the mortgagee, and to keep the same insured from loss or damage by fire, and assign the policy of insurance to the said mortgagee; and that in the event that the mortgagor shall at any time fail to do so, then the said mortgagee may cause the same to be insured in

mortgagor's name and reimburse mortgagee for the premium and expense of such insurance under this mortgage, with interest.