

OR LOT OF LAND DESCRIBED IN A DEED FROM VAN BUREN NATIONS TO ANNIE GARDNER DENTON DATED APRIL 21, 1948, AND RECORDED IN THE RMC OFFICE FOR GREENVILLE COUNTY, SOUTH CAROLINA, IN DEED BOOK 344, AT PAGE 59 WHICH IS INCLUDED IN THE ABOVE DESCRIPTION, BUT EXCLUDED FROM THIS CONVEYANCE.

THE LOT HEREIN CONVEYED IS SHOWN ON GREENVILLE COUNTY TAX MAP NO. 174.2 AS LOT 3 OF BLOCK 2, AND ACCORDING TO SAID MAP, HAS A FRONTAGE OF 40 FEET ON TELFAIR AVENUE, HAS A WIDTH OF 40 FEET ALONG THE REAR PROPERTY LINE, A DEPTH OF 190 FEET ALONG THE NORTHEAST SIDE LINE, AND A DEPTH OF 198 FEET ALONG THE SOUTHWEST SIDE LINE.

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 VAN BUREN NATIONS, HIS Heirs and Assigns forever. And WE do hereby bind OURSELVES AND OUR Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said VAN BUREN NATIONS, HIS

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

And the said mortgagors agree to insure the house and buildings on said lot in a sum not less than TWO THOUSAND EIGHT 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

HIS name and reimburse HIMSELF for the premium and expense of such insurance under this mortgage, with interest.