

Tract 12 referred to in this description is designated as tract 13 on the 1958 plat through error.

(2) ALL that tract of land known as tract 12 of the lands of J. M. Verdin and containing 13.2 acres, more or less, as shown by plat thereof made by S. C. Moon, Surveyor and recorded in the RMC Office for Greenville County in Plat Book "L", at page 61, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin in the center of Old Woodruff Road at the joint corner of lots 6 and 7 and running thence with the line of lot 7 (being the line of the parcel described above) 600 feet; thence with the line of lot 8 (still with the line of parcel described above) 200 feet to a pin; thence still with the line of lot 8 (and still with the parcel described above) 300 feet to a pin in the center of old Woodruff Road; thence S. 65 E., with the line of lot 9, 500 feet to a pin in the center of old Woodruff Road; thence N. 82-06 W., 1,826 feet, more or less, to a pin; thence N. 15-45 E., 756 feet to the beginning.

The plat made by Moon does not make it clear whether or not the distance of 1,826 feet is to the center line of the road or to a pin on the edge of the road. The last distance to the beginning corner is to the center line and is taken partly from information on the plat of C. O. Riddle.

It is the extension of this description however to embrace the entirety of said lot 12 of the lands of J. M. Verdin.

The old Woodruff Road has been abandoned as a public road.

This is the same property conveyed to me by deed of even date herewith to be recorded by Cornelia G. Verdin.

The above described land is the same conveyed to by on the day of 19 deed recorded in the office of Register of Mesne Conveyance for Greenville County, in Book Page

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

Cornelia G. Verdin, 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 mortgagee, her 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 TWO THOUSAND FIVE HUNDRED AND NO/100 (\$2,500.00) 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.