

28, and running thence S 31-15 E, 251.5 feet to a point at the joint rear corner of Lots 27 and 28; thence S 36-43 W, 128 feet to a point at the joint rear corner of Lots 28 and 29; thence S 36-43 W, approximately 106.9 feet to a point in a branch, the rear corner of Lot 29; thence with said branch as a line approximately N 40-24 W, approximately 130.2 feet to a point; thence continuing with said branch as a line approximately N 22-09 W, approximately 136.1 feet to a point; thence with the southeastern side of Woodbriar Court, N 39-35 W, approximately 41.15 feet to a point; thence following the curvature of a turn radius circle at the southwestern end of Woodbriar Court (the chord of which is N 65-09 E, 56.3 feet) to a point at the joint front corner of Lots 28 and 29; thence following the curvature of a turn around radius circle at the southwestern end of Woodbriar Court (the chord of which is N 05-24 E, 43.7 feet) to a point; thence with the southwestern side of Woodbriar Court, N 39-25 E, 102.1 feet to the point of beginning.

This mortgage is second and junior in lien to two mortgages covering the same property given by R. W. Manley to Fidelity Federal Savings & Loan Association of Greenville, South Carolina, recorded in REM Volume 795 at page 107 and in REM Volume 743 at page 250.

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 **we** do hereby bind **ourselves and our** 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), **Their** Heirs, Successors, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.