

This property is subject to restrictions of record and existing easements.

As part of the consideration for this conveyance, grantee assumes and agrees to pay that certain mortgage executed by Thomas F. Ozburn to C. Douglas Wilson & Co. (Assigned to Metropolitan Life Insurance Company), dated and recorded July 25, 1958, in the office of the R.M.C. for Greenville County in R.E.M. Book 753, Page 503, on which there is an existing balance of \$10,326.89.

This is the same property conveyed to Talmer Cordell by Thomas F. Ozburn, recorded in Book 623, at page 28.

This is a second mortgage and subject to mortgage of Thomas F. Ozburn to C. Douglas Wilson & Co. (assigned to Metropolitan Life Insurance Company), recorded in the R.M.C. Office of Greenville County in Book 753, Page 503.

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 **Talmer Cordell**
his 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 **Talmer Cordell**

his Heirs and Assigns, from and against **me and 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
Six Hundred and Fifty 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.