

No. 2: BEGINNING at an iron pin on the northwest edge of the said Mauldin-Pelham road, at corner of property of Mrs. Johnnie Green, and running thence S. 52-00 W. 201.3 feet to an iron pin in line of property of F. J. Marler; thence with the Marler line S. 31-30 E. 76 feet to a point in the center of the said Mauldin-Pelham road; thence with the Mauldin-Pelham road N. 32-15 E. 221.5 feet to the beginning corner, and containing 17/100 acre, more or less, and being the same property conveyed to me by deed of L. M. Cox, March 22, 1951, and recorded in the R.M.C. Office aforesaid in Deed Book 431 at page 267, reference to which is hereby made for further description.

This mortgage is a first lien on both of said parcels.

This mortgage covers the above parcels of land and all buildings and improvements now on same, and all that may be added thereto or otherwise put thereon.

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

Grady W. Brown, 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 mortgagee, his 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 **Three Thousand, Nine Hundred Twenty (\$3,920.00)** Dollars, in a company or companies which shall be acceptable to the mortgagee, and keep the same insured from loss or damage by fire 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.