

SAVING AND EXCEPTING THEREFROM three lots conveyed by the said G. A. Fowler, as follows:

- (1) To John B. Smith et al, lot No. 1 according to plat of J. D. Calmes July 1959 recorded in said Register's Office in Plat Book TT at Page 21, by deed dated July 25, 1959 recorded in said Register's office in Deed Book Volume 633 at Page 196, reference to which is craved for metes and bounds.
- (2) To Claude L. Fowler et al, Lot No. 2 according to plat of J. D. Calmes July 1959 recorded said Register's Office in Plat Book TT, Page 21, by deed dated June 25, 1959, recorded in said Register's Office in Deed Book Volume 633, Page 204, reference to which is craved for metes and bounds; and
- (3) To Alfred M. Melton et al .19 A. according to plat made by J. D. Calmes duly recorded in said Register's office in Plat Book OO at Page 265, by deed dated June 8, 1959 and recorded in said Register's Office in Deed Book Volume 626 at Page 463, reference to which is craved.

The within described property conveyed to the mortgagor herein by E. Inman, Master, October 1960, in partition of the estate of George Arthur Fowler, proceeding of David D. Fowler vs. Twyman T. Fowler, et al.

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
of Fountain Inn, S.C.
Citizens Bank, / its successors

~~Here~~ 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, its successors ~~here~~ 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 FIVE THOUSAND FIVE HUNDRED ----- 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.