

This is a first mortgage given as security for payment of the above quoted promissory note. A third mortgage covering 518.9/ of land in Laurens County, South Carolina, is also given in conjunction herewith as security for the payment of said note.

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 William S. Hentz, of Newberry, S. C., his Heirs and Assigns forever

AND I do hereby bind myself and my

Heirs, Executors and Administrators, to warrant and forever defend all and singular the said Premises unto the said

William S. Hentz, of Newberry, S. C.,

Heirs and Assigns, from and against me and my

Heirs, Executors, Administrators and Assigns.

and all other persons whomsoever lawfully claiming, or to claim the same, or any part thereof.

AND IT IS AGREED, by and between the said parties that the said James H. Maddox, Jr., his

Heirs, Executors or Administrators, shall and will insure the house and buildings on said lot, and keep the same insured

from loss or damage by fire, and assign the Policy of Insurance to the said William S. Hentz, of Newberry, S. C.,

and in case that he or they shall, at any time, neglect or fail to do, then the said

William S. Hentz, of Newberry, S. C., may cause the same to be insured in his name, and reimburse himself

for the premium and expenses of such insurance, together with interest on the amount so paid, at the rate of seven per cent, per annum, from the date of such payment, under this mortgage.

AND IT IS FURTHER AGREED AND COVENANTED, by and between the said parties, that until the debt hereby secured be paid, the said Mortgagor, his Heirs, Executors, Administrators or Assigns, shall and will pay all taxes on the property hereby mortgaged, when due and payable, and in case he or they

fail to do so, the said mortgagee, his Executors, Administrators or Assigns, may pay said taxes, together with any cost or penalties incurred thereon, or any part thereof, and reimburse himself

for the same, together with interest on the amount so paid, at the rate of seven per cent, per annum from the date of such payment, under this mortgage.

PROVIDED ALWAYS, NEVERTHELESS, and it is the true intent and meaning of the parties to these Presents, that if

I, the said James H. Maddox, Jr.,

do and shall well and truly pay, or cause to be paid, unto the said William S. Hentz, of Newberry, S. C.,