

of Stone Lake; thence with the Eastern edge of Stone Lake as the line and following the meanders thereof (having a traverse line as follows: beginning at an iron pin which iron pin is located S. 78-48 E. 5 feet from the last mentioned point; thence S. 13-06 W. 115.4 feet to an iron pin which iron pin is located S. 80-19 E. 5 feet from the Eastern edge of Stone Lake); thence a new line through Lot No. 48 S. 80-19 E. 204.4 feet to an iron pin on the Western side of Lake Forest Drive at the joint front corner of Lots Nos. 48 and 49; thence with the Western side of Lake Forest Drive N. 8-10 E. 110 feet to the point of beginning.

This is the identical property conveyed to the mortgagor herein by deed of E. M. West, dated March 2, 1961, and to be recorded herewith in the R. M. C. Office for Greenville County, South Carolina.

"This mortgage shall also secure additional loans hereafter made by the then holder of the Note secured hereby to the then owner of the real estate described herein, provided that no such additional loan shall be made if the making thereof would cause the total principal indebtedness secured hereby to exceed the amount of the original principal indebtedness stated herein. Each such additional loan shall be evidenced by a Note or other evidence of indebtedness identifying such additional loan as part of the indebtedness secured hereby, and shall mature not later than the then maturity date of the original indebtedness secured hereby. Nothing herein contained shall imply any obligation on the part of any holder of said Note to make any such additional loan."

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 Central Realty Corporation ~~its~~ ~~XXXX~~ successors and Assigns. And I do hereby bind my ~~XXXX~~ Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said Central Realty Corporation, its ~~XXXX~~ successors and Assigns, from and against myself and my ~~XXXX~~ Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.