

Beginning at an iron pin at the northeast corner of Augusta Road, U. S. Highway No. 25 and Crestwood Drive; thence with the north side of Crestwood Drive S. 74-59 E. 55 feet to an iron pin on the northwest side of Old Augusta Road; thence with the northwest side of said Road N. 44-13 E. 200.4 feet to an iron pin; thence N. 40-11 E. 94.2 feet to an iron pin corner of property now or formerly of W. J. Sullivan; thence with the line of said property N. 50-45 W. 272.4 feet to an iron pin on the east side of Augusta Road, U.S. Highway No. 25; thence with the east side of said road S. 2-58 W. 129.6 feet to an iron pin; thence S. 4-42 W. 101.5 feet to an iron pin; thence continuing S. 10-57 W. 146 feet to the beginning corner.

ALSO:

All that piece, parcel or lot of land in the county of Greenville, state of South Carolina, at the northwest corner of Augusta Road, U.S. Highway No. 25 and Crestwood Drive, and having according to survey made Dalton & Neves, November 1957, the following metes and bounds, courses and distances, to-wit:

Beginning at an iron pin at the northwest corner of Augusta Road and U. S. Highway No. 25 and running thence with the west side of said Augusta Road, N. 9-09 E. 149.7 feet to an iron pin corner of property of W. W. Henry; thence with the line of said property S. 49-15 W. 229.4 feet to an iron pin on the north side of Crestwood Drive; thence with the north side of Crestwood Drive N. 82-45 E. 79 feet to a point; thence continuing S. 83-40 E. 72.5 feet to the beginning corner.

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

Peoples National Bank, its successors

and Assigns forever.

And we do hereby bind ourselves, our Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the said mortgagee, its successors and Assigns, from and against us, our Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

And we, the said mortgagor, agree to insure the house and buildings on said land for not less than Fifteen Thousand (\$15,000.00) Dollars, in a company or companies which shall be acceptable to the mortgagee, and keep the same insured from loss or damage by fire, 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 we 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 we 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.