

ALSO:

All that certain piece, parcel or lot of land, situate, lying and being in Grove Township, Greenville County, State of South Carolina, on the western side of Oakvale Drive, as shown on plat of Oakvale Terrace, made by Pickell & Pickell, March 7, 1946, and recorded in the R. M. C. Office for Greenville County in Plat Book "M", at page 151, being shown as Lot 32 thereon, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the western side of Oakvale Drive, joint front corner of Lots Nos. 32 and 33, and running thence with line of Lot 33, N. 72-45 W. 150 feet to an iron pin, corner of Lot No. 3; thence with line of Lot No. 3, S. 18-30 W. 100 feet to an iron pin, corner of Lot 31; thence with line of Lot 31, S. 72-45 E. 150 feet to iron pin on Oakvale Drive; thence with the western side of Oakvale Drive, N. 18-30 E. 100 feet to the point of beginning.

It is expressly understood and agreed by the parties that the within mortgage is junior in lien to mortgage covering the above described Lot 32, Oakvale Terrace, executed by Paul M. Simpson to Fidelity Federal Savings and Loan Association, dated and recorded April 28, 1947 in the R. M. C. Office for Greenville County in Mortgage Book 362, page 146, in the original amount of \$4,500.00, and assumed by Cecil L. Hawkins.

Together with all buildings and improvements located on the above described parcels of land, and all buildings and improvements as shall or may hereafter be placed or constructed on the above described lots or parcels of land during the continuance of this mortgage and before the final payment of the contingent debt secured hereby.

TO HAVE AND TO HOLD the aforesaid real estate unto the Party of the Second Part, its successors and assigns, in fee simple, absolutely and forever.

AND the Parties of the First Part covenant that they are seized of said lands in fee and are the absolute owners of the said real property and have the right to convey the same in fee simple; that the same is free and clear of all encumbrances, and that said Parties of the First Part will warrant and forever defend the said title to the same against the claims