

3. All that piece, parcel or tract of land, lying and being situate in Chick Springs Township, Greenville County, State of South Carolina, being known and designated as Lots Nos. 5, 10, 11, 12, 13 and 14 on Plat of Buckhorn Hills, said plat being recorded in the R.M.C. Office for Greenville County in Plat Book EE at page 147. This is part of a certain tract of land of approximately twenty-nine (29) acres conveyed to the mortgagors herein by deed of George Barnett bearing date of May 15, 1944, said deed being recorded in the R.M.C. Office for Greenville County in Deed Book 263 at Page 443.
4. All that certain piece, parcel or lot of land of approximately nine (9) acres off Buckhorn Road and a road formerly known as Honeysuckle Lane and so designated on plat of Buckhorn Hills, said plat being recorded in the R.M.C. Office for Greenville County in Plat Book EE at page 147. This mortgage is intended to cover all of the property owned by the grantors herein that was a part of the original twenty nine (29) acre tract hereinabove referred to.

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 James W. Hicks, his Heirs and Assigns forever. And we do hereby bond ourselves and our Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said James W. Hicks, his Heirs and Assigns, from and against our Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.

And the Mortgagors Further Covenant and Agree:

1. To effect and keep insured the buildings on the mortgaged premises against loss or damage by fire, with extended coverage, in such reasonable sums as may be required by the mortgagee. In the event the mortgagors shall, at any time, fail to maintain such Insurance, the mortgagee may effect the same in the name of the mortgagors and at the expense of the mortgagors, and the lien of this mortgage shall be extended to cover the repayment to the mortgagee of such expense with interest at seven (7%) per cent per annum;

2. To keep the buildings on said premises well painted and in as good state of repair as they now are;

3. To promptly pay all installments of principle and interest as they become due;