

899 594

Beginning at a point on the west side of the White Horse Road corner of the J S Keller property and running thence N. 0-04 W. 213.6 feet; thence still with said road N. 0-44 W. 730.3 feet more or less; thence still with said road N. 0-23 E. 612.8 feet; thence N. 39-20 W. 333.3 feet to stone; thence S. 24-17 W. 1667 feet to stone; thence S. 84-46 E. 452.5 feet; thence S. 0-07 E. 237.9 feet; thence S. 88-00 E. 452.4 feet to the beginning corner. Less, however, a lot fronting 120 feet on the White Horse Road with a depth of 200 feet heretofore conveyed to Joyce E. Porter.

ALSO: all that certain piece, parcel or tract of land situate, lying and being in the County of Greenville, State of South Carolina on Gibson Drive containing 20.62 acres more or less known and designated as Tracts Nos. 11 and 12 as shown on Map No. 2 of the Estate of F. M. E. Martin made by C. O. Riddle January 1954 and having the following metes and bounds, to-wit:

Beginning at a point in the center of Gibson Drive, corner of H. H. Blakley property and running thence N. 0-55 E. 595 feet to iron pin; thence S. 73-14 E. 1630 feet to white oak, corner of Gibson property; thence with Gibson property S. 14-53 W. 578 feet to a stone; thence N. 73-04 W. 1470.11 feet to the beginning corner. Less, however, 1.06 acres situate on the south side of Gibson Drive and on the west side of Hooper's Creek heretofore conveyed to H. Z. Jones;

The above described land is _____ the same conveyed to _____ by _____ on the _____ day of _____ 19 _____ deed recorded in the office of Register of Mesne Conveyance for Greenville County, in Book _____ Page _____

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

A. C. Hodgens, his

Heirs and Assigns forever.

And I do hereby bind myself, my _____ Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the said mortgagee, his _____ Heirs and Assigns, from and against me, my _____ Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

And _____, the said mortgagor, agree to insure the house and buildings on said land for not less than _____ 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 _____ 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 I 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.