

Greenville, S.C.

and before the signing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these Presents does grant, bargain, sell and release unto the said THE SOUTH CAROLINA

NATIONAL BANK OF CHARLESTON, Greenville, S.C.

its successors and assigns, the

following described real estate situated in the County of

State of South Carolina:

All that lot of land in Greenville County, State of South Carolina, in Greenville Township, on the Eastern side of White Horse Road, being shown as Lots Nos. 49, 50 and 51, on plat of the property of Bertie E. Burns, recorded in the RMC Office for Greenville County in Plat Book G at page 30, and when described together has the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Eastern side of White Horse Road at joint front corner of Lots 49 and 48 and running thence with the line of Lot 48; S. 79-40 E. 239 feet to a pin; thence N. 37-30 E. 138.4 feet to pin; thence N. 30-20 E. 64.9 feet to iron pin; thence N. 79-01 W. 315 feet to iron pin on the Eastern side of White Horse Road; thence with the Eastern side of the White Horse Road, S. 14-02 W. 187.5 feet to the point of Beginning.

BEING the same premises conveyed to the mortgagor by deeds recorded in Deed Book 435 at page 322, and deed Book 372 at page 255.

ALSO: All those lots of land in Greenville Township, Greenville County, State of South Carolina, on the Western side of Link Street (formerly Temple Street), just outside of the City of Greenville and described separately as follows:

LOT NO. 21: as shown on a plat of the property of Central Realty Corporation made by Pickell and Pickell on June 20, 1946, recorded in Plat Book B at page 199, and having according to said plat the following metes and bounds:

BEGINNING at an iron pin on Link Street (formerly Temple) joint front corner of Lots No. 10 and 21, and running thence S. 69-30 W. 450 feet to an iron pin on rear line of Lot No. 3; thence running along the center of a branch, the traverse line of which is N. 20 E. 76 feet, more or less, to an iron pin; thence running N. 63-20 E. 400.7 feet to an iron pin on said Temple Street; thence running along the West side of Temple Street (unnamed on said plat) S. 22-00 E. 103.3 feet to the point of beginning.

BEING the same lot, conveyed to Grantor by deed recorded in Deed Book 534 at page 245.

ALSO: Lot No. 1 on a plat of the property of W. T. Looper made by C. C. Jones on June 24, 1954, and having according to said plat the following metes and bounds:

BEGINNING at a point on the Western side of Link (formerly Temple) Street and running thence S. 63-20 W. 313 feet to an iron pin; thence running N. 4-02 100.3 feet to an iron pin; thence N. 62-57 E. 268 feet to an iron pin on the West side of Link (Temple) Street; thence running along the western side of Link (Temple) Street S. 22-00 E. 88 feet to the point of Beginning.

TOGETHER with all and singular the Rights, Members, Hereditaments, and Appurtenances, to the said Premises belonging, or in anywise incident or appertaining.

Being the same lot conveyed to the mortgagor by deed recorded in 565 at 290.

AND IT IS COVENANTED AND AGREED by and between the parties hereto that all buildings, structures and other improvements now or hereafter located thereon, and all and singular the tenements, hereditaments, appurtenances, privileges and easements, now or hereafter belonging or in any way appertaining to said property, or any part thereof, and all the estate, right, title and interest of the Mortgagor, in and to said property, and the rents, issues and profits thereof; and together also with all machinery, equipment, apparatus, motors, engines, dynamos, generators, boilers, pumps, tanks, ducts, fixtures, fittings, elevators, switchboards, furniture and furnishings now or hereafter owned by the Mortgagor and now or hereafter located upon, or used, useful, or necessary or adapted for, the present operation of said property, including but not limited to all machinery, equipment, apparatus and material of every nature and description for lighting, heating, cooking, refrigerating, plumbing, vacuum cleaning, air conditioning, the transmission of sound, fire prevention or extinguishing; including all sprinkler systems; all furnaces, stokers, stoves, heaters, ranges, fuel, refrigerators, kitchen cabinets, bathroom fixtures and equipment, awnings, window screens, window shades, venetian blinds, screen doors, combination windows and combination doors, storm doors and storm windows; all radios and television sets; employees' uniforms, superintendent and janitor supplies, carpets, rugs and other floor coverings, 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 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 THE SOUTH CAROLINA NATIONAL BANK OF CHARLESTON, Greenville, S.C., its Successors and Assigns. And the mortgagor does hereby covenant to warrant and forever defend all and singular the said Premises unto the said

THE SOUTH CAROLINA NATIONAL BANK OF CHARLESTON, Greenville, S.C., its Successors and Assigns, from and against the said Mortgagor and every person whomsoever lawfully claiming or to claim the same or any part thereof.