

BEGINNING at an iron pin at the Southeastern corner of the intersection of East Washington Street and Mordecai Street; and running thence with the Southern side of East Washington Street S. 70-30 E. 64.33 feet to an iron pin at the joint corner of Lots Nos. 1 and 2; thence with the line of Lot No. 2 S. 17-34 W. 153 feet to an iron pin; thence with the line of other property of the mortgagor herein S. 14-47 W. 17.30 feet to an iron pin; thence continuing with the line of other property of the mortgagor herein N. 71-26 W. 68.20 feet to an iron pin on the Eastern side of Mordecai Street; thence with the Eastern side of Mordecai Street N. 18-25 E. 171.11 feet to the point of beginning.

This is the identical property conveyed to the mortgagor herein by deed of Grace J. Hawkins, dated June 25, 1965, and to be recorded herewith in the R.M.C. Office for Greenville County, South Carolina.

This mortgage is given to secure a portion of the purchase price for the premises hereinabove described.

The mortgagor may demolish or remove the buildings and other improvements now located on the premises and construct thereon (or on adjoining premises) a building or buildings and other improvements.

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 mortgagee, **her** heirs, successors and assigns forever. And the said mortgagor does hereby bind itself, its successors and assigns, to warrant and forever defend all and singular the said premises unto the said mortgagee, the mortgagee's heirs, successors and assigns, from and against itself, its successors and assigns, and every person whomsoever claiming or to claim the same or any part thereof.