

ALL that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, being known and designated as Lot No. 8 and the eastern half of Lot No. 7 of White Oak Subdivision of the Northside Development Company. Said lot being more particularly described according to a plat of White Oak Subdivision, prepared by J. D. Pellett, Jr., August, 1946, and recorded in the RMC Office for Greenville County in Plat Book P, at page 121 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a stake on the south side of White Oak Way, which stake is 319.9 feet from the intersection of the Old Camp Road and White Oak Way and is a common corner to property now of D. C. Mitchell and running thence with the line of the Mitchell Property S 45° 18' W 330 feet to a stake on the boundary line between property of P. Frank Cuttino and Mrs. Mae Pepper Young; thence with the line of Mrs. Young's property N 68° 20' E 160.3 feet to a stake on the west line of Lot No. 11; thence with the west lines of Lot No. 11 and 10 N 38° 05' E 136.4 feet to stake joint corner of Lot No. 10 and 9; thence with the line of Lot No. 9 N 44° 37' E 130 feet to a stake on the south side of White Oak Way; thence with the south side of White Oak Way N 46° 26' W 85 feet to a stake corner of Lot No. 7 and 8; thence still with White Oak Way N 48° 56' W 42 1/2 feet to the beginning corner.

This is the identical real property conveyed to Ben Perry Tanner, Jr. and Eleanor M. Tanner by deed of P. Frank Cuttino dated September 27, 1949, of record in the Office of the Register of Mesne Conveyance of Greenville County in Book 392, at page 526. The one-half (1/2) undivided interest of Eleanor M. Tanner was conveyed to Ben P. Tanner, Jr. by deed of even date to be recorded.

AND IT IS AGREED, That the mortgagor is to keep the building on said premises insured against loss by fire and windstorm in the sum of such amounts as the Mortgagee may require ----- in such reputable company as the said mortgagee may designate and shall have the loss, if any, payable to said mortgagee, herein as his interest may appear and failing to do so, the said mortgagee shall have the right to insure said property against loss by fire and windstorm at mortgagors expense, and this mortgage shall be extended so as to secure to the mortgagee the repayment of all insurance premiums advanced, together with interest on the same, at the rate of 4-1/4% per cent. per annum. And, if for any reason the said insurance is cancelled, reduced, or refused, in either of such events, the whole debt then remaining unpaid shall become and be due and payable at once at the option of said mortgagee.

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 Ben P. Tanner, Sr., his ----- Heirs and Assigns forever.

AND I do hereby bind myself and my Heirs, Executors and Administrators, to warrant and forever defend, all and singular, the said premises unto the said Ben P. Tanner, Sr., his ----- Heirs and Assigns from and against me and my Heirs, Executors, Administrators, and Assigns, and all other persons whomsoever lawfully claiming or to claim the same or any part thereof.