

the Northern side of Redbud Lane N. 64-35 E. 72.4 feet to an iron pin; thence with the curve of the intersection of Redbud Lane and Foot Hills Road, the chord of which is N. 29-10 E., 49 feet to an iron pin on the Western side of Foot Hills Road; thence with the Western side of Foot Hills Road N. 6-15 W. 50 feet to an iron pin; thence continuing with the Western side of Foot Hills Road N. 3-09 W. 70 feet to the point of beginning.

This is the identical property conveyed to the mortgagors herein by deed of Hollyridge Development Company, dated August 16, 1965, and recorded in the R.M.C. Office for Greenville County, South Carolina in Deed Book 780 at page 205.

The mortgagor, Dale G. Vander Voort, agrees to keep in full force and effect that certain policy or policies of life insurance issued by the mortgagee and assigned to the mortgagee as collateral security for the payment of the indebtedness secured hereby, to the extent of \$30,000.00.

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

AND IT IS COVENANTED AND AGREED by and between the parties hereto that all gas and electric fixtures, radiators, heaters, engines and machinery, boilers, ranges, elevators, and motors, bath-tubs, sinks, water-closets, basins, pipes, faucets and other plumbing and heating fixtures, mirrors, mantels, refrigerating plant and ice-boxes, cooking apparatus and appurtenances, and such other goods and chattels and personal property as are furnished by a landlord in letting or operating an unfurnished building, similar to the one herein described and referred to, which are or shall be attached to said building by nails, screws, bolts, pipe connections, masonry, or in any other manner, 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 heirs, executors, administrators, 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 LIBERTY LIFE INSURANCE COMPANY, its successors and Assigns. And the mortgagor does hereby covenant to warrant and forever defend all and singular the said Premises unto the said LIBERTY LIFE INSURANCE COMPANY 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.