

BEGINNING at an iron pin on the Southeastern side of Super Highway No. 29 at joint property heretofore conveyed to Margaret H. Neal, and running thence with line of Neal Lot S. 47-08 E. 325 feet to pin in line of other property of James M. Edwards; thence with line of said property N. 42-52 E. 200 feet to iron pin at an iron pin at rear corner of Lot No. 3; thence with line of Lot No. 3, N. 47-08 W. 325 feet to iron pin on right-of-way of Super Highway No. 29; thence with the Southeastern side of said right-of-way S. 42-52 W. 200 feet to the point of beginning. Subject, however, to the right-of-way or easement of Duke Power Company across said lots as shown on plat.

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This is the same property conveyed to me by deed of J. R. Gaines dated October 17, 1955 recorded in the RMC Office for Greenville County, South Carolina in Deed Book 537, Page 69.

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 mortgagee(s) **his** heirs, successors and Assigns. And **I** do hereby bind **myself and my** Heirs, Successors, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said mortgagee(s) **his** heirs, successors and Assigns, from and against the mortgagor(s), **my** Heirs, Successors, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.