

ALSO:

All that lot of land shown as the Southeastern portion of Lot No. 70, on a plat recorded in Plat Book F at page 126, and being more particularly described by metes and bounds as follows:

Beginning at an iron pin on the northern side of Douglas Avenue, at the joint front corner of Lots Nos. 69 and 70, and running thence with the line of Lot No. 8 in a northeastern direction 122.1 feet to a pin; thence N. 59 W. 37-1/2 feet to iron pin; thence in a Southwestern direction 118.7 feet to iron pin on Douglas Avenue; thence with Douglas Avenue S. 59 E. 37-1/2 feet to the point of beginning.

(NOTE: Douglas Avenue is now known as Oconee Avenue)

The above described land is \_\_\_\_\_ the same conveyed to \_\_\_\_\_ by \_\_\_\_\_  
 on the \_\_\_\_\_ day of \_\_\_\_\_  
 19 \_\_\_\_\_ deed recorded in the office of Register of Mesne Conveyance  
 for Greenville County, in Book \_\_\_\_\_ Page \_\_\_\_\_

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 The Peoples National Bank, its successors

~~Heirs~~ and Assigns forever.

And I do hereby bind myself, \_\_\_\_\_ my Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the said mortgagee, its successors ~~Heirs~~ and Assigns, from and against me, my Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

And I, \_\_\_\_\_, the said mortgagor, agree to insure the house and buildings on said land for not less than ---Three Thousand and no/100 Dollars --- (\$3,000.00)----- Dollars, in a company or companies which shall be acceptable to the mortgagee, and keep the same insured from loss or damage by fire, with extended coverage, during the continuation of this mortgage, and make loss under the policy or policies of insurance payable to the mortgagee, and that in the event I shall at any time fail to do so, then the said mortgagee may cause the same to be insured as above provided and be reimbursed for the premium and expense of such insurance under this mortgage. Upon failure of the mortgagor to pay any insurance premium or any taxes or other public assessment, or any part thereof, the mortgagee may, at his option, declare the full amount of this mortgage due and payable.

PROVIDED, ALWAYS, NEVERTHELESS, and it is the true intent and meaning of the parties to these presents, that if I \_\_\_\_\_ the said mortgagor, do and shall well and truly pay, or cause to be paid unto the said mortgagee the said debt or sum of money aforesaid, with interest thereon, if any shall be due, according to the true intent and meaning of the said note, then this deed of bargain and sale shall cease, determine, and be utterly null and void; otherwise to remain in full force and virtue.