

(continued)

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BEGINNING at an iron pin at the corner of property of Clayton Tomberlin and the above described tract, which iron pin is situate S 30-30 E 339 feet from the center of S.C. Highway No. 11 and running thence S 30-30 E 202 feet to an iron pin; thence S 30-30 E 1340 feet, more or less, to an iron pin in the line of property of J.M. Johnson; thence N 25-15 E 1740 feet, more or less, to an iron pin at the corner of property of Runyan and Johnson; thence N 53-07 W 400 feet to an iron pin; thence N 76 W 393.7 feet to an iron pin; thence S 80-45 W 200 feet to an iron pin; thence S 64-50 W 220 feet to an iron pin; thence S 34-05 W 264 feet to an iron pin; thence S 76 W 117 feet to an iron pin; thence S 55 W 331 feet to the point of beginning and being the same conveyed to me by deed to be recorded of even date herewith.

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

AGNES B. HUNNICUTT and FAY M. MITCHELL, their

Heirs and Assigns forever.

And I do hereby bind me my Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the said mortgagee, their 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 **Twenty Five Hundred and no/100** 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.