

ALSO: ALL that certain piece, parcel or tract of land in Greenville County, State of South Carolina, being located on the eastern side of Laurens Road (U. S. Highway #276) and having, according to plat prepared by Pickell & Pickell, dated January 21, 1956, the following metes and bounds, to-wit:

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BEGINNING at an iron pin on the eastern side of Laurens Road (U. S. Highway #276) and running thence N. 71-22 E. 667.3 feet to an iron pin; thence with the line of property of Grace King Willis, the following metes and bounds, to-wit: N. 24-06 W. 127 feet to an iron pin; S. 71-22 W. 363 feet to an iron pin; thence N. 24-06 W. 132.5 feet to an iron pin; thence S. 71-22 W. 130.1 feet to an iron pin; thence N. 24-06 W. 40 feet to an iron pin; thence S. 71-22 W. 174.3 feet to an iron pin on the eastern side of Laurens Road (U. S. Highway #276); thence with the eastern side of Laurens Road (U. S. Highway #276) S. 25-30 E. 40 feet to an iron pin; thence continuing with the eastern side of said road, S. 24-34 E. 132.5 feet to an iron pin; thence continuing with said road, S. 23-18 E. 126.8 feet to an iron pin, the beginning corner.

The mortgagors herein agree for the mortgagee to subordinate this instrument in favor of a mortgage to be given by the mortgagee not to exceed \$300,000.00.

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