

thence with the said Wilmington Road, S. 3-21 E. 115 feet to the point of beginning, being the same conveyed to John H. Hudson, Jr. by Glynn A. Lindsey by deed dated February 7, 1962, and recorded in the R. M. C. Office for Greenville County in Deed Book 692 at page 14.

LOT 163

BEGINNING at an iron pin on the western side of Wilmington Road at the joint front corner of Lots Nos. 163 and 164, and running thence with the line of Lot No. 164, N. 84 - 16 W. 136.4 feet to an iron pin, rear corner of Lot No. 165; thence with the rear line of Lot No. 165, N. 21 - 14 W. 114.5 feet to pin at rear corner of Lot No. 162; thence with the line of Lot No. 162, N. 88 - 30 E. 170 feet to pin on Wilmington Road; thence with the western side of Wilmington Road, S. 3 - 21 E. 125 feet to the point of beginning, being the same conveyed to John H. Hudson, Jr. by Botany Woods, Inc. by deed dated July 6, 1964, recorded in the R. M. C. Office for Greenville County in Deed Volume 754 at page 398.

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 BUILDER MARTS OF AMERICA, INC., its successors and assigns

~~XXXXXXXXXX~~ forever.

And I do hereby bind _____ my _____ Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the said mortgagee, _____ its successors ~~XXXX~~ and Assigns, from and against 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 Fifty-five Thousand and no/100 (\$55,000.00) ----- 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 _____ 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.

This Mortgage Assigned to: Thomas A. Roe
From The Roe Company, Inc.
on 30th of April 1971, Assignment recorded
in Vol. 1188 of R. E. Mortgages on Page 648
This 3 of May 1971, # 25824