

Montague Road; thence N. 13-00 E. 420 feet to an iron pin; thence N. 27-32 W. 729.1 feet to the iron pin, the point of beginning.

ALSO, all that certain piece, parcel, or tract of land, with improvements thereon situate, lying and being in Greenville County, South Carolina, on the northern and western side of Montague Road, on the southeastern side of South Carolina Highway 250, and on both sides of Reedy River, which tract of land contains 25.09 acres, more or less, and is a portion of the property of Jane Harrison Fleet as shown on a plat thereof recorded in the office of the R. M. C. for said County in Plats Book RR, page 189, and is shown on a plat of the property of Thomas C. Fleet, Jr. and Maximum Power Radio, Inc. prepared by Carolina Engineering & Surveying Company dated December 8, 1967, and is described more particularly as follows:

BEGINNING at an iron pin on the southeastern side of South Carolina Highway 250, joint corner of the tract hereby conveyed and property now or formerly of the Wynn Estate, and running thence N. 75-00 E. 303 feet more or less, to a point in the center of Reedy River; thence with the center of the river as the line approximately S. 32-04 E. 222 feet to a point in the center of the river; thence N. 75 E. 322.8 feet, more or less, to a point in the joint line of the tract hereby conveyed and property now or formerly of League, which point is 320 feet S. 75-00 W. from an iron pin at the northeasternmost corner of the 31.79 acres tract shown on the abovementioned plat; thence S. 27-32 E. 1135.2 feet to a point on the northwestern side of Montague Road; thence S. 48-30 W. 789.4 feet to an iron pin on the northwestern side of said road, the southernmost point of the tract hereby conveyed; thence N. 34-46 W. 535.7 feet to an iron pin; thence N. 19-45 W. 1,119.9 feet to an iron pin on the southeastern side of South Carolina Highway 250; and, thence N. 24-34 E. 57 feet to an iron pin, the point of beginning.

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 John H. Fleet, as Receiver, ~~his~~ <sup>his successors and</sup> assigns forever. And it ~~he~~ <sup>does</sup> hereby bind itself and assigns ~~his~~ <sup>and assigns</sup> to warrant and forever defend all and singular the said Premises unto the said John H. Fleet, as Receiver, his successors and Heirs and Assigns, from and against ~~his~~ <sup>Heirs and Assigns, and every person whomsoever</sup> lawfully claiming or to claim the same or any part thereof.

And the said mortgagor agree to insure the house and buildings on said lot in a sum not less than One Hundred Fifty Thousand (\$150,000.00) ----- Dollars in a company or companies satisfactory to the mortgagee, and to keep the same insured from loss or damage by fire, and assign the policy of insurance to the said mortgagee; and that in the event that the mortgagor shall at any time fail to do so, then the said mortgagee may cause the same to be insured in his

name and reimburse himself for the premium and expense of such insurance under this mortgage, with interest.