

Ferguson lot S. 16-10 W., 621.2 feet to an iron pin on the J. W. Greer property; thence S. 22-55 E., 143.7 feet to the joint rear corner of lots 1 and 2; thence S. 22-55 E., 118 feet to joint rear corner of lots 2 and 6; thence N. 63-40 E., 71 feet; thence with the joint line of lots 2 and 3, N. 19-36 E., 366 feet to rear corner of lot conveyed to Bessie Hill by deed recorded in deed book 899 page 148; thence along the rear of her lot N. 70-24 W., 131 feet to new corner on joint line of lots 1 and 2; thence N. 19-36 E., 400 feet to the Southern side of Chick Springs Road, joint front corner of lots 1 and 2; thence N. 71-54 W., 132 feet along the Southern side of said road to the beginning corner.

This is the same conveyed to J. W. Cauley by Bessie Pauline Hill by deed recorded in deed book 891 page 641, less that lot conveyed to Bessie Hill by deed recorded in deed book 899 page 148, Greenville County R. M. C. Office.

This is the same property conveyed to Manuel Samuel and Robbie Lee H. Samuel by Deed dated December __, 1970 to be recorded in the R. M. C. Office for Greenville County.

The within mortgagor(s) agree not to transfer or convey the within described property without the consent of the Citizens Building & Loan Association or its successors or assigns and agree that if the within described property is conveyed and mortgage assumed by any other person, corporation or partnership without the consent of Citizens Building & Loan Association the entire amount due on the note will become due and payable, plus reasonable attorneys fees if court proceeding is necessary.

TOGETHER WITH all and singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging or in any wise incident or appertaining.

TO HAVE AND TO HOLD, all and singular the said premises before mentioned unto the said CITIZENS BUILDING AND LOAN ASSOCIATION, its successors and assigns, forever.

And we do hereby bind ourselves and our Heirs, Executors, and Administrators to warrant and forever defend all and singular the said Premises unto the said CITIZENS BUILDING AND LOAN ASSOCIATION, Greer, S. C., its successors and assigns, from and against us and our Heirs, Executors, Administrators and assigns, and every person whomsoever lawfully claiming the same, or any part thereof.

AND we do hereby agree to insure the house and buildings on said lot in a sum not less than three thousand two hundred and no/100 - - - - - Dollars fire insurance, and not less than three thousand two hundred and no/100 - - - - - Dollars windstorm insurance, in a Company or Companies acceptable to the Mortgagee, and to keep the same insured from loss or damage by fire and/or windstorm, and do hereby assign the policy or policies of insurance to the said Mortgagee, its successors and assigns, to the extent of its interest therein; and in the event we should at any time fail to insure said premises, or pay the premiums therein, then the said Mortgagee, its successors or assigns, may cause the said houses and buildings to be insured in the owner's name(s), and reimburse itself for the premiums and expense of such insurance under this mortgage, with interest thereon.