

of Lot No. 18, Block D; thence with the line of Lot No. 18, Block D. N. 32-12 E. 157.1 feet to an iron pin on the southwestern side of East Prentiss Avenue; thence with the southwestern side of East Prentiss Avenue N. 62-47 W. 60 feet to an iron pin; the original joint front corner of Lots 19 and 20, Block D; thence continuing along the southwestern side of East Prentiss Avenue, N. 59-27 W. 5.65 feet to an iron pin, the beginning corner.

This mortgage is junior in rank to a mortgage held by First Federal Savings and Loan Association recorded in the R. M. C. Office for Greenville County in Mortgage Book 876, at page 492.

This mortgage shall be released or satisfied at such time as the principal balance of the note which is secured is reduced to the sum of \$20,000.00.

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 THE ROE COMPANY, INC., its successors and assigns forever.

~~Here and assigns forever~~

And we do hereby bind our \_\_\_\_\_ Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the said mortgagee, its successors/ ~~Heirs~~ and Assigns, from and against \_\_\_\_\_, our Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

And we, the said mortgagors, agree to insure the house and buildings on said land for not less than Thirty-one Thousand, Two Hundred \_\_\_\_\_ 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 \_\_\_\_\_ 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.