

ALSO: All that certain piece, parcel or tract of land, commonly known as "Wilson-Gibbs-Guignard Tract", originally containing 720 acres, more or less, lying to the south and west of and adjoining the James B. Mayes Tract on the waters of Mathews Creek, branch waters of the South Saluda River in Cleveland Township, Greenville County, State of South Carolina, and described as follows:

BEGINNING at a big rock, corner common to the lands of O. P. Mills Estate and the James B. Mayes tract and running thence S. 14-18 W. 35.25 chains to a chestnut; thence S. 64 E. 80.12 chains to a stone, common corner to James B. Mayes tract and Porter Clark tract; thence S. 66-30 E. 18.30 chains to a stake; thence S. 65-37 W. 42.85 chains to a stone, corner common to Saluda Land and Lumber Company, known as Wilson-Guignard tracts; thence S. 66-45 W. 65.80 chains to a stake; thence N. 20-45 W. approximately 28.50 chains to a stake, corner common to lands of Saluda Land and Lumber Company and lands of J. S. Silverstein; thence N. 12-11 E. 2.50 chains to a stone; thence N. 31-18 W. 5.00 chains to a stake; thence N. 20-45 W. 55 chains to a stone on the top of the mountain; the dividing line between the states of North Carolina and South Carolina; thence along and with the meanders of said state line to a big rock, corner common to land of O. P. Mills Estate; thence S. 81-09 E. 22.14 chains to the big rock, the point of beginning; save and excepting, however, 10 acres lying within the boundaries of said 720 acres as described in a conveyance of S. E. Bagwell, sole heir at law of Mrs. C. M. Moore unto T. Walker Masters and J. F. Burgess under deed recorded in Vol. 4 at Page 100, and save and excepting therefrom 180 acres, more or less, heretofore conveyed to the City of Greenville by Susan C. Mills by her deed dated July 3, 1926, and recorded in Vol. 117 at Page 156.

ALSO: All that certain piece, parcel or tract of land commonly known as J. B. Mayes land, containing 565 acres, more or less, lying to the west of the Porter Clark tract, situate on Mathews Creek, branch waters of Saluda River in Cleveland Township, Greenville County, State of South Carolina, and described as follows:

BEGINNING at pine, common corner of lands of O. P. Mills Estate and the Mary B. Pressley tract and the J. B. Mayes tract and the Porter Clark tract and running thence N. 77-25 W. 79.49 chains to a pine stump; thence S. 15-51 W. 26.33 chains to a big rock, corner common to lands of O. P. Mills and Wilson-Gibbs-Guignard tract; thence S. 14-18 W. 35.22 chains to chestnut; thence S. 64 E. 80.12 chains to a stone, corner common to land described as "Wilson-Gibbs-Guignard tract" and the Porter Clark tract; thence N. 15 E. 68.00 chains to a stake; thence N. 17-20 E. 7.48 chains to a stone; thence N. 20-50 E. 6.57 chains to a pine, point of beginning.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.