

with commercial rights at the dock, pier and boathouse to control and charge for fishing, boating and swimming and together with all other rights of enjoyment of privileges and facilities aforesaid by Lake Lanier, an artificial water, as shown and projected on the aforesaid plat.

The above described property is conveyed subject to conditions and restrictions of record.

The above described property is the identical property conveyed by Ernest Kerhulas to Theodore E. Kerhulas and Alice W. Kerhulas by deed dated July 3, 1972, recorded in Book _____, page _____, Office of RMC for Greenville County, South Carolina.

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 Ernest Kerhulas, his Heirs and Assigns forever. And we do hereby bind ourselves, our Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said Ernest Kerhulas, his

Heirs and Assigns, from and against us, our Heirs, Executors, Administrators and Assigns, and every person whomsoever 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 _____ 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

name and reimburse

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